



Address: [7424 LAZY SPUR BLVD](#)
City: FORT WORTH
Georeference: 44715A-13-16
Subdivision: VILLAGES OF CHISHOLM RIDGE, TH
Neighborhood Code: A2F010C

Latitude: 32.877086641
Longitude: -97.3415260868
TAD Map: 2048-440
MAPSCO: TAR-034R



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: VILLAGES OF CHISHOLM
RIDGE, TH Block 13 Lot 16

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

Site Number: 41028791

Site Name: VILLAGES OF CHISHOLM RIDGE, TH-13-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,050

Percent Complete: 100%

Land Sqft^{*}: 3,485

Land Acres^{*}: 0.0800

Pool: N

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

MEMBERS OF GHARBAAR LLC

Primary Owner Address:

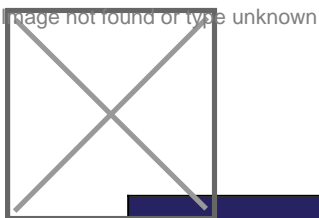
9833 AMARANTH DR
FORT WORTH, TX 76177

Deed Date: 9/1/2023

Deed Volume:

Deed Page:

Instrument: [D223159602](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRADHAN RUPAK	4/18/2022	D222105471		
HSU JONATHAN;HSU MONICA	1/12/2017	D217010008		
MARTIN MARY LOUISE	3/25/2010	D210084609	0000000	0000000
BUCK MODEL INVESTMENTS LLC	6/30/2006	D206232152	0000000	0000000
BEAZER HOMES TEXAS LP	4/24/2006	D206120867	0000000	0000000
S CHISHOLM RIDGE II LTD	1/1/2006	000000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$232,702	\$40,000	\$272,702	\$272,702
2024	\$232,702	\$40,000	\$272,702	\$272,702
2023	\$270,000	\$40,000	\$310,000	\$310,000
2022	\$164,000	\$23,000	\$187,000	\$187,000
2021	\$164,000	\$23,000	\$187,000	\$187,000
2020	\$137,000	\$23,000	\$160,000	\$160,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.