



Address: [4925 CORRIENTE LN](#)
City: BENBROOK
Georeference: 23035R-10-2
Subdivision: LA CANTERA AT TEAM RANCH
Neighborhood Code: 4W003B

Latitude: 32.7021612343
Longitude: -97.4638690451
TAD Map: 2006-376
MAPSCO: TAR-073X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LA CANTERA AT TEAM RANCH
Block 10 Lot 2

Jurisdictions:
CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A
Year Built: 2013
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 41063856
Site Name: LA CANTERA AT TEAM RANCH-10-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 5,881
Percent Complete: 100%
Land Sqft^{*}: 78,488
Land Acres^{*}: 1.8018
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
KHAN NUSRAT A
KHAN STEPHANIE L
Primary Owner Address:
4925 CORRIENTE LN
FORT WORTH, TX 76126-1853

Deed Date: 2/26/2014
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D214042563](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KHAN NUSRAT A;KHAN STEPHANIE	8/21/2012	D212210391	0000000	0000000
COOK TEAM LP	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	\$1,524,000	\$342,000	\$1,866,000	\$1,866,000
2024	\$1,524,000	\$342,000	\$1,866,000	\$1,866,000
2023	\$1,618,690	\$342,000	\$1,960,690	\$1,747,420
2022	\$1,463,856	\$342,000	\$1,805,856	\$1,588,564
2021	\$1,102,149	\$342,000	\$1,444,149	\$1,444,149
2020	\$1,113,000	\$342,000	\$1,455,000	\$1,455,000

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

- HOMESTEAD GENERAL 11.13(b)

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.