07-17-2025

Tarrant Appraisal District Property Information | PDF Account Number: 41080181

Latitude: 32.852607372

TAD Map: 2060-428 MAPSCO: TAR-050A

Longitude: -97.291783544

Address: 4409 PAULA RIDGE CT

City: FORT WORTH Georeference: 13561-1-31 Subdivision: FAIRWAYS OF FOSSIL CREEK, THE Neighborhood Code: 3K100A

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

PROPERTY DATA

Legal Description: FAIRWAYS OF FOSSIL CREEK, THE Block 1 Lot 31 Jurisdictions: CITY OF FORT WORTH (026) Site Number: 41080181 **TARRANT COUNTY (220)** Site Name: FAIRWAYS OF FOSSIL CREEK, THE-1-31 **TARRANT REGIONAL WATER DISTRICT (223)** Site Class: A1 - Residential - Single Family **TARRANT COUNTY HOSPITAL (224)** Parcels: 1 **TARRANT COUNTY COLLEGE (225)** EAGLE MTN-SAGINAW ISD (918) Approximate Size+++: 3,727 State Code: A Percent Complete: 100% Year Built: 2008 Land Sqft*: 10,430 Personal Property Account: N/A Land Acres^{*}: 0.2394 Agent: None Pool: Y 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.

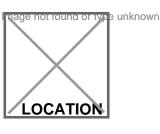
OWNER INFORMATION

Current Owner: NGUYEN NHAT T Primary Owner Address: 4409 PAULA RIDGE CT

FORT WORTH, TX 76137

Deed Date: 10/27/2023 Deed Volume: Deed Page: Instrument: D223194856





Previous Owners	Date	Instrument	Deed Volume	Deed Page
ADCOCK CAROL;WINN MARY P	6/3/2013	D213142405	000000	0000000
CARTUS FINANCIAL CORP	2/22/2013	D213142404	000000	0000000
GREENGOLD GERALD E	11/12/2011	D211268488	000000	0000000
CARTUS FINANCIAL CORP	11/1/2011	D211268487	000000	0000000
SARAO ANNE;SARAO THOMAS J	11/14/2008	D208431540	000000	0000000
ALTA ROAD PARTNERS LTD	5/3/2006	D206133773	000000	0000000
TWO1 PARTNERS GROUP LP	1/1/2006	000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$520,350	\$89,062	\$609,412	\$609,412
2024	\$520,350	\$89,062	\$609,412	\$609,412
2023	\$455,310	\$89,062	\$544,372	\$503,507
2022	\$409,787	\$77,188	\$486,975	\$457,734
2021	\$338,934	\$77,188	\$416,122	\$416,122
2020	\$340,429	\$77,188	\$417,617	\$417,617

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.