



**Address:** [12737 CEDAR HOLLOW DR](#)  
**City:** FORT WORTH  
**Georeference:** 42205-13-16  
**Subdivision:** TIMBERLAND-FT WORTH  
**Neighborhood Code:** 3K600L

**Latitude:** 32.959282201  
**Longitude:** -97.2606626066  
**TAD Map:** 2072-468  
**MAPSCO:** TAR-009W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TIMBERLAND-FT WORTH Block  
13 Lot 16

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2007

**Personal Property Account:** N/A

**Agent:** THE RAY TAX GROUP LLC (01008)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 41108698

**Site Name:** TIMBERLAND-FT WORTH-13-16

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,105

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,574

**Land Acres<sup>\*</sup>:** 0.1279

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

PHAM DANH

**Primary Owner Address:**

5125 LEERAY RD  
FORT WORTH, TX 76244-9234

**Deed Date:** 7/12/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212170521](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	12/30/2011	<a href="#">D212011141</a>	0000000	0000000
GMAC MORTGAGE CORP LLC	11/1/2011	<a href="#">D211298763</a>	0000000	0000000
LYONS NICHOLAS	5/11/2007	<a href="#">D207175247</a>	0000000	0000000
CENTEX HOMES	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 <sup>+</sup>
2025	\$168,464	\$65,000	\$233,464	\$233,464
2024	\$212,142	\$65,000	\$277,142	\$277,142
2023	\$254,835	\$65,000	\$319,835	\$319,835
2022	\$148,375	\$50,000	\$198,375	\$198,375
2021	\$148,375	\$50,000	\$198,375	\$198,375
2020	\$148,375	\$50,000	\$198,375	\$198,375

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.