



Address: [2620 TRIANGLE LEAF DR](#)
City: FORT WORTH
Georeference: 44715T-163-12
Subdivision: VILLAGES OF WOODLAND SPRINGS W
Neighborhood Code: 3K600B

Latitude: 32.9392877931
Longitude: -97.3052282069
TAD Map: 2054-460
MAPSCO: TAR-021M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND SPRINGS W Block 163 Lot 12

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: 2013
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$366,813
Protest Deadline Date: 5/24/2024

Site Number: 41117042
Site Name: VILLAGES OF WOODLAND SPRINGS W-163-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 1,776
Percent Complete: 100%
Land Sqft*: 5,500
Land Acres*: 0.1262
Pool: N

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
NGUYEN HOA THI
Primary Owner Address:
1213 VERONA WAY
KELLER, TX 76248

Deed Date: 10/16/2024
Deed Volume:
Deed Page:
Instrument: [D224186029](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY TRUST I	3/1/2024	D22403695		
HOUSTON SEAN S	7/15/2014	D214151719	0000000	0000000
DR HORTON - TEXAS LTD	7/17/2013	D213189249	0000000	0000000
HARMONY HOMES TEXAS LLC	11/16/2012	D212283679	0000000	0000000
JBGL HH LLC	2/4/2011	D211031458	0000000	0000000
UDF WOODLAND SPRINGS LP	4/7/2009	D209092343	0000000	0000000
ONE WOODLAND SPRINGS LTD	1/1/2006	0000000000000000	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	\$296,813	\$70,000	\$366,813	\$366,813
2024	\$296,813	\$70,000	\$366,813	\$291,781
2023	\$302,281	\$70,000	\$372,281	\$265,255
2022	\$265,470	\$50,000	\$315,470	\$241,141
2021	\$214,835	\$50,000	\$264,835	\$219,219
2020	\$197,058	\$50,000	\$247,058	\$199,290

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.