



**Address:** [3912 HOLLOW LAKE RD](#)  
**City:** FORT WORTH  
**Georeference:** 33463-4-4  
**Subdivision:** RANCHES EAST ADDITION, THE  
**Neighborhood Code:** 3K700B

**Latitude:** 32.9852461389  
**Longitude:** -97.2785688992  
**TAD Map:** 2066-476  
**MAPSCO:** TAR-008L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RANCHES EAST ADDITION,  
THE Block 4 Lot 4

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
NORTHWEST ISD (911)

**State Code:** A

**Year Built:** 2007

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$403,089

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

**Site Number:** 41207696

**Site Name:** RANCHES EAST ADDITION, THE-4-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,393

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**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:**

HAMULI INNOCENT P  
HAMULI BINTU E

**Primary Owner Address:**

3912 HOLLOW LAKE RD  
ROANOKE, TX 76262

**Deed Date:** 6/15/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218132950](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY D LLC	4/16/2018	<a href="#">D218085078</a>		
GREENAWALT CANDACE N	9/15/2016	<a href="#">D216220164</a>		
WARD KIMBERLY;WARD SCOTT	12/13/2007	<a href="#">D207449692</a>	0000000	0000000
MERITAGE HOMES OF TEXAS LP	8/14/2007	<a href="#">D207290088</a>	0000000	0000000
THE RANCHES EAST 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 <sup>+</sup>
2025	\$333,089	\$70,000	\$403,089	\$403,089
2024	\$333,089	\$70,000	\$403,089	\$371,881
2023	\$319,685	\$70,000	\$389,685	\$338,074
2022	\$255,233	\$60,000	\$315,233	\$307,340
2021	\$232,012	\$60,000	\$292,012	\$279,400
2020	\$194,000	\$60,000	\$254,000	\$254,000

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.