



Address: [1420 MESA FLATS DR](#)
City: FORT WORTH
Georeference: 47156-20-14
Subdivision: WILLOW RIDGE ESTATES
Neighborhood Code: 2N300Q

Latitude: 32.9385438201
Longitude: -97.3906664764
TAD Map: 2030-460
MAPSCO: TAR-019K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW RIDGE ESTATES
Block 20 Lot 14

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: 2013

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 41348311

Site Name: WILLOW RIDGE ESTATES-20-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,224

Percent Complete: 100%

Land Sqft^{*}: 8,323

Land Acres^{*}: 0.1910

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:

LEAL RAUL JR

Primary Owner Address:

1420 MESA FLATS DR
HASLET, TX 76052

Deed Date: 4/7/2015

Deed Volume:

Deed Page:

Instrument: [D215070916](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BISHOP JASON;BISHOP RUTH	10/2/2013	D213259429	0000000	0000000
BEAZER HOMES OF TEXAS LP	3/15/2012	D212069777	0000000	0000000
WILLOW RIDGE RES PTS LT HD CO	1/31/2011	D211031049	0000000	0000000
SANDLIN WILLOW CREST LTD	1/1/2007	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	\$248,748	\$100,000	\$348,748	\$348,748
2024	\$248,748	\$100,000	\$348,748	\$348,748
2023	\$325,525	\$70,000	\$395,525	\$362,420
2022	\$269,800	\$70,000	\$339,800	\$329,473
2021	\$229,521	\$70,000	\$299,521	\$299,521
2020	\$209,712	\$70,000	\$279,712	\$279,712

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.