



Address: [3760 AVIEMORE DR](#)
City: FORT WORTH
Georeference: 11069-5-10R
Subdivision: EDWARDS RANCH RIVERHILLS ADD
Neighborhood Code: 4T025A

Latitude: 32.6936471176
Longitude: -97.4011682063
TAD Map: 2030-372
MAPSCO: TAR-089A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDWARDS RANCH
RIVERHILLS ADD Block 5 Lot 10R

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

State Code: A

Year Built: 2019

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344)

Protest Deadline Date: 5/24/2024

Site Number: 41474139
Site Name: EDWARDS RANCH RIVERHILLS ADD-5-10R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 8,577
Percent Complete: 100%
Land Sqft^{*}: 34,020
Land Acres^{*}: 0.7809

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

HOSLER JAMES P
HOSLER JEANNE L
Primary Owner Address:
3760 AVIEMORE DR
FORT WORTH, TX 76109

Deed Date: 9/17/2014
Deed Volume:
Deed Page:
Instrument: [D214213862-CWD](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIVERHILLS RANCH LP	1/1/2009	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	\$1,760,130	\$969,570	\$2,729,700	\$2,729,700
2024	\$2,063,430	\$969,570	\$3,033,000	\$3,033,000
2023	\$1,942,430	\$969,570	\$2,912,000	\$2,912,000
2022	\$1,930,430	\$969,570	\$2,900,000	\$2,633,629
2021	\$1,424,638	\$969,570	\$2,394,208	\$2,394,208
2020	\$385,830	\$969,570	\$1,355,400	\$1,355,400

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.