

Tarrant Appraisal District

Property Information | PDF

Account Number: 41616332

Address: 413 CHATAMRIDGE CT

City: FORT WORTH

Georeference: 12751F-20-11

Subdivision: EMERALD PARK ADDITION - FW

Neighborhood Code: 2N100B

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

PROPERTY DATA

Legal Description: EMERALD PARK ADDITION -

FW Block 20 Lot 11

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: None

Protest Deadline Date: 5/24/2024

Site Number: 41616332

Site Name: EMERALD PARK ADDITION - FW-20-11

Site Class: A1 - Residential - Single Family

Latitude: 32.928777901

TAD Map: 2036-456 **MAPSCO:** TAR-020N

Longitude: -97.3660594115

Parcels: 1

Approximate Size+++: 2,457
Percent Complete: 100%

Land Sqft*: 5,611 Land Acres*: 0.1288

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

ASAAD ZAID

ASAAD JENNIFER

Deed Volume:

Primary Owner Address:

Deed Page:

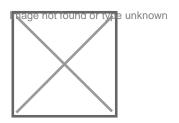
413 CHATAMRIDGE CT
GRAND PRAIRIE, TX 75052

Instrument: D222146430

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REYES ASHLEY; REYES DANIEL	12/20/2013	D213320811	0000000	0000000
DR HORTON - TEXAS LTD	1/1/2012	00000000000000	0000000	0000000

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



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	\$293,987	\$75,000	\$368,987	\$368,987
2024	\$293,987	\$75,000	\$368,987	\$368,987
2023	\$353,415	\$45,000	\$398,415	\$398,415
2022	\$274,796	\$45,000	\$319,796	\$302,103
2021	\$229,639	\$45,000	\$274,639	\$274,639
2020	\$211,050	\$45,000	\$256,050	\$256,050

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.