

Tarrant Appraisal District
Property Information | PDF

Account Number: 41689488

Address: 9837 MAKIPOSA LN

City: FORT WORTH

Georeference: 32942E-10-7 Subdivision: PRESIDIO WEST Neighborhood Code: 2Z201G Latitude: 32.9181172908 Longitude: -97.3395167655

**TAD Map:** 2048-452 **MAPSCO:** TAR-020V



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

## **PROPERTY DATA**

Legal Description: PRESIDIO WEST Block 10 Lot 7

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: 2014

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988)

Notice Sent Date: 5/1/2025 Notice Value: \$616,043

Protest Deadline Date: 5/24/2024

Site Number: 41689488

Site Name: PRESIDIO WEST-10-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 4,265
Percent Complete: 100%

Land Sqft\*: 10,176 Land Acres\*: 0.2336

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

Current Owner: Deed Date: 9/26/2014
BALANDRAN JAIME

Primary Owner Address:

9837 MAKIPOSA LN

Deed Volume:

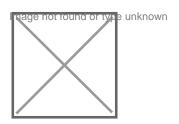
Deed Page:

FORT WORTH, TX 76177 Instrument: <u>D214216192</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIRST TEXAS HOMES INC	1/1/2013	000000000000000	0000000	0000000

07-11-2025 Page 1

<sup>\*</sup> 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	\$374,071	\$100,000	\$474,071	\$474,071
2024	\$516,043	\$100,000	\$616,043	\$504,617
2023	\$442,000	\$90,000	\$532,000	\$458,743
2022	\$382,045	\$70,000	\$452,045	\$417,039
2021	\$309,126	\$70,000	\$379,126	\$379,126
2020	\$280,000	\$70,000	\$350,000	\$350,000

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

## **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.

07-11-2025 Page 2

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