

Tarrant Appraisal District

Property Information | PDF

Account Number: 41690311

Address: 2321 GUTIERREZ DR

City: FORT WORTH

Georeference: 32942F-19-22

Subdivision: PRESIDIO VILLAGE SOUTH

Neighborhood Code: 2Z201H

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

PROPERTY DATA

Legal Description: PRESIDIO VILLAGE SOUTH

Block 19 Lot 22

Jurisdictions:

CITY OF FORT WORTH (026) **TARRANT COUNTY (220)**

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

NORTHWEST ISD (911)

State Code: A Year Built: 2015

Personal Property Account: N/A Agent: OWNWELL INC (12140) Protest Deadline Date: 5/24/2024

Latitude: 32.9079664662

Longitude: -97.3261113165 **TAD Map:** 2048-448

MAPSCO: TAR-021W



Site Number: 41690311

Site Name: PRESIDIO VILLAGE SOUTH-19-22 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 4,002 Percent Complete: 100%

Land Sqft*: 5,498 Land Acres*: 0.1262

Pool: N

+++ Rounded.

OWNER INFORMATION

FORT WORTH, TX 76177

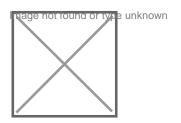
Current Owner: Deed Date: 5/21/2021 KASPARIAN HAYK **Deed Volume: Primary Owner Address:**

Deed Page: 2321 GUTIERREZ DR Instrument: D221147386

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SYNDER DEAN R	3/27/2015	D215062775		
JABEZ DEVELOPMENT LP	1/1/2013	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$326,939	\$75,000	\$401,939	\$401,939
2024	\$385,237	\$75,000	\$460,237	\$460,237
2023	\$398,745	\$70,000	\$468,745	\$468,745
2022	\$390,181	\$55,000	\$445,181	\$445,181
2021	\$273,207	\$55,000	\$328,207	\$328,207
2020	\$255,000	\$55,000	\$310,000	\$310,000

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.

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