



# Tarrant Appraisal District Property Information | PDF Account Number: 41724887

### Address: 1908 VELARDE RD

City: FORT WORTH Georeference: 31821-66-13 Subdivision: PARR TRUST Neighborhood Code: 2N100N

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

# PROPERTY DATA

Legal Description: PARR TRUST Block 66 Lot 13 PER PLAT D214060711

### **Jurisdictions:**

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) EAGLE MTN-SAGINAW ISD (918)

### State Code: A

Year Built: 2014

Personal Property Account: N/A Agent: OWNWELL INC (12140) Protest Deadline Date: 5/24/2024 Site Number: 141724887 Site Name: PARR TRUST Block 66 Lot 13 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,542 Percent Complete: 100% Land Sqft<sup>\*</sup>: 5,500 Land Acres<sup>\*</sup>: 0.1260 Pool: N

Latitude: 32.8692260768

MAPSCO: TAR-034V

TAD Map:

Longitude: -97.3356177161

#### +++ Rounded.

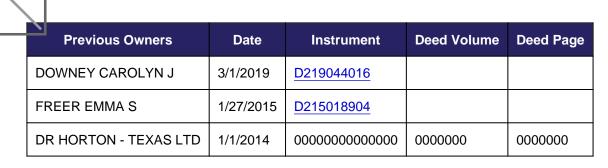
\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

### **OWNER INFORMATION**

Current Owner: GHIMIRE MADHAB PRASAD GAUTUM MAJU Primary Owner Address: 1908 VELARDE RD FORT WORTH, TX 76131

Deed Date: 1/18/2023 Deed Volume: Deed Page: Instrument: D223010155

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## VALUES

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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	\$223,524	\$75,000	\$298,524	\$298,524
2024	\$223,524	\$75,000	\$298,524	\$298,524
2023	\$245,825	\$60,000	\$305,825	\$278,156
2022	\$194,773	\$60,000	\$254,773	\$252,869
2021	\$169,881	\$60,000	\$229,881	\$229,881
2020	\$149,072	\$60,000	\$209,072	\$209,072

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.