

Tarrant Appraisal District Property Information | PDF Account Number: 42089415

Address: 3953 KENNEDY RANCH RD

City: FORT WORTH Georeference: 33463-6-32 Subdivision: RANCHES EAST ADDITION, THE Neighborhood Code: 3K700G Latitude: 32.983428293 Longitude: -97.2763146789 TAD Map: 2066-476 MAPSCO: TAR-008L



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

PROPERTY DATA

Legal Description: RANCHES EAST ADDITION, THE Block 6 Lot 32 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: 2016 Personal Property Account: N/A Agent: OWNWELL INC (12140) Notice Sent Date: 4/15/2025 Notice Value: \$417,988 Protest Deadline Date: 5/24/2024

Site Number: 800007366 Site Name: RANCHES EAST ADDITION, THE 6 32 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,183 Percent Complete: 100% Land Sqft^{*}: 7,840 Land Acres^{*}: 0.1800 Pool: N

+++ Rounded.

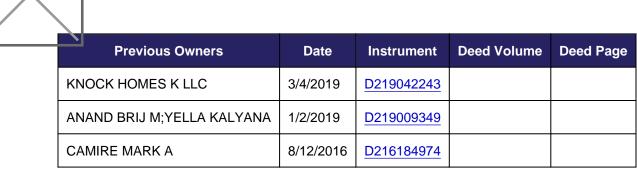
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner: LASCHE KRISTA S Primary Owner Address: 3953 KENNEDY RANCH RD

ROANOKE, TX 76262

Deed Date: 8/9/2019 Deed Volume: Deed Page: Instrument: D219180394



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	\$289,674	\$65,000	\$354,674	\$354,674
2024	\$352,988	\$65,000	\$417,988	\$342,733
2023	\$311,108	\$65,000	\$376,108	\$311,575
2022	\$296,675	\$50,000	\$346,675	\$283,250
2021	\$207,500	\$50,000	\$257,500	\$257,500
2020	\$207,500	\$50,000	\$257,500	\$257,500

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.