



Address: [3944 TULE RANCH RD](#)
City: FORT WORTH
Georeference: 33463-7-18
Subdivision: RANCHES EAST ADDITION, THE
Neighborhood Code: 3K700G

Latitude: 32.9818714878
Longitude: -97.2764606712
TAD Map: 2066-476
MAPSCO: TAR-008Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RANCHES EAST ADDITION,
THE Block 7 Lot 18

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: None

Notice Sent Date: 5/1/2025

Notice Value: \$433,470

Protest Deadline Date: 5/24/2024

Site Number: 800007392

Site Name: RANCHES EAST ADDITION, THE 7 18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,335

Percent Complete: 100%

Land Sqft^{*}: 6,534

Land Acres^{*}: 0.1500

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:

STEVENS RANDI
STEVENS BENJAMIN

Primary Owner Address:

3944 TULE RANCH RD
ROANOKE, TX 76262

Deed Date: 8/16/2016

Deed Volume:

Deed Page:

Instrument: [D216187341](#)

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	\$368,470	\$65,000	\$433,470	\$412,817
2024	\$368,470	\$65,000	\$433,470	\$375,288
2023	\$347,710	\$65,000	\$412,710	\$341,171
2022	\$306,124	\$50,000	\$356,124	\$310,155
2021	\$231,959	\$50,000	\$281,959	\$281,959
2020	\$232,544	\$50,000	\$282,544	\$282,544

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.