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**Address:** [3969 TULE RANCH RD](#)  
**City:** FORT WORTH  
**Georeference:** 33463-9-11  
**Subdivision:** RANCHES EAST ADDITION, THE  
**Neighborhood Code:** 3K700G

**Latitude:** 32.9823381306  
**Longitude:** -97.2755012476  
**TAD Map:** 2066-476  
**MAPSCO:** TAR-008Q



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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 9 Lot 11

**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

**Protest Deadline Date:** 5/24/2024

**Site Number:** 800007298

**Site Name:** RANCHES EAST ADDITION, THE 9 11

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,930

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,405

**Land Acres<sup>\*</sup>:** 0.1700

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

WEBSTER RICHARD L JR

WEBSTER JEANETTE

**Primary Owner Address:**

3969 TULE RANCH RD  
FORT WORTH, TX 76262

**Deed Date:** 5/31/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222140390](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MUZAFFAR ALI;TARIQ KHOLA	7/26/2016	<a href="#">D216167564</a>		

## 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 <sup>+</sup>
2025	\$436,380	\$65,000	\$501,380	\$501,380
2024	\$436,380	\$65,000	\$501,380	\$501,380
2023	\$411,431	\$65,000	\$476,431	\$476,431
2022	\$346,095	\$50,000	\$396,095	\$303,490
2021	\$225,900	\$50,000	\$275,900	\$275,900
2020	\$225,900	\$50,000	\$275,900	\$275,900

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.