



**Address:** [2233 SIMMENTAL RD](#)  
**City:** FORT WORTH  
**Georeference:** 31821-16-27  
**Subdivision:** PARR TRUST  
**Neighborhood Code:** 3K900D

**Latitude:** 32.8840061458  
**Longitude:** -97.3284483274  
**TAD Map:** 2048-436  
**MAPSCO:** TAR-035J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARR TRUST Block 16 Lot 27

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2016

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 800009714  
**Site Name:** PARR TRUST 16 27  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,727  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,534  
**Land Acres<sup>\*</sup>:** 0.1500  
**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:**

LOVE ALAN SOO

**Primary Owner Address:**

2233 SIMMENTAL RD  
FORT WORTH, TX 76131

**Deed Date:** 7/11/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222175053](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COPELAND KATRIANA R;HOFF NICHOLAS A	1/20/2017	<a href="#">D217017074</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	\$229,846	\$60,000	\$289,846	\$289,846
2024	\$229,846	\$60,000	\$289,846	\$289,846
2023	\$280,718	\$60,000	\$340,718	\$340,718
2022	\$233,536	\$60,000	\$293,536	\$264,530
2021	\$180,482	\$60,000	\$240,482	\$240,482
2020	\$165,159	\$60,000	\$225,159	\$225,159

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.