



Tarrant Appraisal District Property Information | PDF Account Number: 42118601

Address: 7500 CAPTAIN LN

City: FORT WORTH Georeference: 23367-B-15 Subdivision: LAKE VISTA RANCH Neighborhood Code: 2N010I

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

PROPERTY DATA

Legal Description: LAKE VISTA RANCH Block B Lot 15 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: 2016 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$323,713 Protest Deadline Date: 5/24/2024

Latitude: 32.8714870384 Longitude: -97.419088058 TAD Map: 2024-336 MAPSCO: TAR-032Q



Site Number: 800011011 Site Name: LAKE VISTA RANCH B 15 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,864 Percent Complete: 100% Land Sqft^{*}: 6,098 Land Acres^{*}: 0.1400 Pool: N

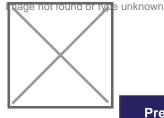
+++ Rounded.

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

OWNER INFORMATION

Current Owner: ALVARADO VICTOR M ALVARADO BEATRIZ A

Primary Owner Address: 7500 CAPTAIN LN FORT WORTH, TX 76179 Deed Date: 4/12/2017 Deed Volume: Deed Page: Instrument: D217081505



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HMH LIFESTYLES L.P.	4/22/2016	D216083711		

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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$243,713	\$80,000	\$323,713	\$323,713
2024	\$243,713	\$80,000	\$323,713	\$315,384
2023	\$267,362	\$55,000	\$322,362	\$286,713
2022	\$216,370	\$55,000	\$271,370	\$260,648
2021	\$183,852	\$55,000	\$238,852	\$236,953
2020	\$160,412	\$55,000	\$215,412	\$215,412

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)
- DISABLED VET 70 to 99 PCT 11.22
- DISABLED VET 100 PCT 11.131 T&P

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.