



Address: [1313 COG HILL DR](#)
City: FORT WORTH
Georeference: 37-4-21
Subdivision: ACADEMY AT WATERCHASE ADD, THE
Neighborhood Code: 1B200E

Latitude: 32.7624311966
Longitude: -97.1545686619
TAD Map:
MAPSCO: TAR-067Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ACADEMY AT WATERCHASE
ADD, THE Block 4 Lot 21 50% UNDIVIDED
INTEREST
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISDA (005)
Site Number: 40898660
Site Name: ACADEMY AT WATERCHASE ADD, THE 4 21 50% UNDIVIDED INTEREST
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size **+++**: 1,780
State Code: A **Percent Complete:** 100%
Year Built: 2006 **Land Sqft** *****: 4,000
Personal Property Accounts *****: 0.0918
Agent: None **Pool:** N
Protest Deadline
Date: 5/24/2024

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

OWNER INFORMATION

Current Owner:
AYALA MARCUS
Primary Owner Address:
1313 COG HILL DR
FORT WORTH, TX 76120
Deed Date: 8/10/2016
Deed Volume:
Deed Page:
Instrument: [D216181185](#)

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	\$138,728	\$30,000	\$168,728	\$168,728
2024	\$138,728	\$30,000	\$168,728	\$168,728
2023	\$138,017	\$30,000	\$168,017	\$168,017
2022	\$121,520	\$25,000	\$146,520	\$146,520
2021	\$104,861	\$25,000	\$129,861	\$129,861
2020	\$91,504	\$25,000	\$116,504	\$116,504

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

There are no exemptions for this property

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.