



Address: [616 BRIDGEWATER RD](#)
City: FORT WORTH
Georeference: 34234-7-17
Subdivision: RICHMOND ADDN - FT WORTH
Neighborhood Code: 2N100C

Latitude: 32.9126001371
Longitude: -97.353483719
TAD Map: 2042-452
MAPSCO: TAR-020X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RICHMOND ADDN - FT WORTH
Block 7 Lot 17

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Notice Sent Date: 5/1/2025

Notice Value: \$461,000

Protest Deadline Date: 5/24/2024

Site Number: 42199903

Site Name: RICHMOND ADDN - FT WORTH Block 7 Lot 17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,711

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:

SANCHEZ EDGAR

SANCHEZ RACHEL

Primary Owner Address:

616 BRIDGEWATER RD
FORT WORTH, TX 76131

Deed Date: 5/9/2019

Deed Volume:

Deed Page:

Instrument: [D219099738](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROBERTS CARA G;ROBERTS ERIC R	2/24/2017	D217042865		
K HOVNANIAN DFW BERKSHIRE LLC	11/4/2016	D216262973		

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	\$361,000	\$100,000	\$461,000	\$461,000
2024	\$361,000	\$100,000	\$461,000	\$428,582
2023	\$376,000	\$85,000	\$461,000	\$389,620
2022	\$312,071	\$85,000	\$397,071	\$354,200
2021	\$237,000	\$85,000	\$322,000	\$322,000
2020	\$237,000	\$85,000	\$322,000	\$322,000

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.