

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42247088

Address: 12800 ROCKING HORSE DR

City: FORT WORTH
Georeference: 39983-7-17

Subdivision: SPRING RANCH ADDITION

Neighborhood Code: 2Z300D

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

### **PROPERTY DATA**

Legal Description: SPRING RANCH ADDITION

Block 7 Lot 17

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: 2019

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800024130

Latitude: 32.9623662276

**TAD Map:** 2036-468 **MAPSCO:** TAR-005Z

Longitude: -97.3795425951

Site Name: SPRING RANCH ADDITION 7 17 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,110
Percent Complete: 100%

Land Sqft\*: 37,462 Land Acres\*: 0.8600

Pool: N

+++ Rounded.

# **OWNER INFORMATION**

**Current Owner:** 

LORIO WYKESSIA LORIO WILBERT

Primary Owner Address: 12800 ROCKING HORSE DR

HASLET, TX 76052

Deed Date: 8/2/2019
Deed Volume:
Deed Page:

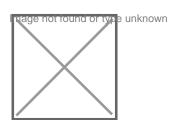
Instrument: D219172895

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KENMARK HOMES LP	8/1/2017	D217097771		

## **VALUES**

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



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	\$556,878	\$150,000	\$706,878	\$706,878
2024	\$804,665	\$150,000	\$954,665	\$922,478
2023	\$703,616	\$135,000	\$838,616	\$838,616
2022	\$668,689	\$100,000	\$768,689	\$768,689
2021	\$654,462	\$100,000	\$754,462	\$699,735
2020	\$536,123	\$100,000	\$636,123	\$636,123

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 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.

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