

Tarrant Appraisal District

Property Information | PDF

Account Number: 42247177

Address: 13049 CHISHOLM RANCH DR

City: FORT WORTH
Georeference: 39983-7-26

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 26

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: 2018

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$780,993

Protest Deadline Date: 5/24/2024

Site Number: 800024139

Latitude: 32.9640913271

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

Longitude: -97.3807694127

Site Name: SPRING RANCH ADDITION 7 26 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,450
Percent Complete: 100%

Land Sqft*: 23,000 Land Acres*: 0.5280

Pool: Y

+++ Rounded.

OWNER INFORMATION

Current Owner: HOWARD LEEZA

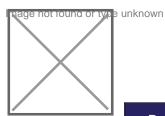
Primary Owner Address: 13049 CHISHOLM RANCH DR FORT WORTH, TX 76052 Deed Date: 8/29/2024 Deed Volume:

Deed Page:

Instrument: D224154771

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRADY JANINE M	9/5/2018	D218199788		
KENMARK HOMES LP	8/1/2017	D217097771		

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	\$630,993	\$150,000	\$780,993	\$780,993
2024	\$630,993	\$150,000	\$780,993	\$775,573
2023	\$678,558	\$135,000	\$813,558	\$705,066
2022	\$617,113	\$100,000	\$717,113	\$640,969
2021	\$509,868	\$100,000	\$609,868	\$582,699
2020	\$429,726	\$100,000	\$529,726	\$529,726

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.

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