



Address: [4233 WATERCOURSE DR](#)
City: FORT WORTH
Georeference: 45262-P-2
Subdivision: WATERSIDE ADDITION
Neighborhood Code: A4R010V2

Latitude: 32.6967156167
Longitude: -97.4209447465
TAD Map: 2024-372
MAPSCO: TAR-088C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATERSIDE ADDITION Block P
Lot 2

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 2018

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$677,812

Protest Deadline Date: 5/24/2024

Site Number: 800028801

Site Name: WATERSIDE ADDITION P 2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,625

Percent Complete: 100%

Land Sqft^{*}: 3,092

Land Acres^{*}: 0.0710

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:

PARODI DANIEL JOSEPH

Primary Owner Address:

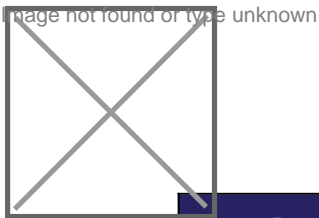
4233 WATERCOURSE DR
FORT WORTH, TX 76109

Deed Date: 9/27/2024

Deed Volume:

Deed Page:

Instrument: [D224173010](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
VICKY JOY TROTTER TRUST	11/11/2022	D222272264		
TROTTER VICKY	9/23/2019	D219216483		
VILLAGE HOMES LP	5/25/2018	D218113737		

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	\$527,812	\$150,000	\$677,812	\$677,812
2024	\$527,812	\$150,000	\$677,812	\$669,429
2023	\$458,572	\$150,000	\$608,572	\$608,572
2022	\$459,730	\$150,000	\$609,730	\$609,730
2021	\$460,888	\$150,000	\$610,888	\$610,888
2020	\$475,214	\$150,000	\$625,214	\$625,214

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.