



Address: [1040 PINNACLE RIDGE RD](#)
City: FORT WORTH
Georeference: 47156-10-31
Subdivision: WILLOW RIDGE ESTATES
Neighborhood Code: 2N300Q

Latitude: 32.9362261589
Longitude: -97.3819571866
TAD Map: 2036-460
MAPSCO: TAR-019L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW RIDGE ESTATES
Block 10 Lot 31

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: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 800027639

Site Name: WILLOW RIDGE ESTATES 10 31

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,686

Percent Complete: 100%

Land Sqft^{*}: 9,583

Land Acres^{*}: 0.2200

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:

TRAN KIM
PHOMMAVONG BOUNTHAM

Primary Owner Address:

1040 PINNACLE RIDGE RD
HASLET, TX 76052

Deed Date: 4/5/2019

Deed Volume:

Deed Page:

Instrument: [D219071368](#)

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	\$383,062	\$100,000	\$483,062	\$483,062
2024	\$383,062	\$100,000	\$483,062	\$483,062
2023	\$463,259	\$40,000	\$503,259	\$463,069
2022	\$463,479	\$40,000	\$503,479	\$420,972
2021	\$342,702	\$40,000	\$382,702	\$382,702
2020	\$342,702	\$40,000	\$382,702	\$382,702

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.