

Property Information | PDF

Account Number: 42448521

Address: 12717 ASPEN SPRINGS LN

City: FORT WORTH

Georeference: 39983L-6-31

Subdivision: SPRING RANCH ESTATES ADDN

Neighborhood Code: 2Z300P

Googlet Mapd or type unknown

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

PROPERTY DATA

Legal Description: SPRING RANCH ESTATES

ADDN Block 6 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: 2020

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800038041

Site Name: SPRING RANCH ESTATES ADDN 6 31

Site Class: A1 - Residential - Single Family

Latitude: 32.9594145513

TAD Map: 2030-468 **MAPSCO:** TAR-005Y

Longitude: -97.3842015476

Parcels: 1

Approximate Size+++: 2,205
Percent Complete: 100%

Land Sqft*: 11,761 Land Acres*: 0.2700

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

JUNCO JOSE GREGORIO
MEDINA LILIANA MARIA
Primary Owner Address:
12717 ASPEN SPRINGS LN

HASLET, TX 76052

Deed Date: 9/23/2021

Deed Volume: Deed Page:

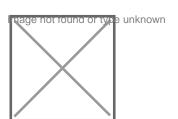
Instrument: D221280261

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OUR COUNTRY HOMES LLC	5/6/2020	D220107610		

VALUES

07-15-2025 Page 1

^{*} 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	\$399,000	\$115,000	\$514,000	\$514,000
2024	\$399,000	\$115,000	\$514,000	\$514,000
2023	\$452,869	\$100,000	\$552,869	\$503,138
2022	\$357,398	\$100,000	\$457,398	\$457,398
2021	\$75,218	\$100,000	\$175,218	\$175,218
2020	\$0	\$70,000	\$70,000	\$70,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

07-15-2025 Page 2

⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.