



Address: [10401 TRAIL RIDGE DR](#)
City: FORT WORTH
Georeference: 44580N-6-1
Subdivision: VENTANA
Neighborhood Code: 4A400R

Latitude: 32.6698113848
Longitude: -97.5098629167
TAD Map: 1994-364
MAPSCO: TAR-086N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VENTANA Block 6 Lot 1

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: 2022

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 800039380
Site Name: VENTANA 6 1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,240
Percent Complete: 100%
Land Sqft^{*}: 7,800
Land Acres^{*}: 0.1791
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:

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Primary Owner Address:

10401 TRAIL RIDGE DR
FORT WORTH, TX 76126

Deed Date: 10/20/2022

Deed Volume:

Deed Page:

Instrument: [D222257659](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRENDMAKER HOMES DFW LLC	2/28/2020	D220051021		

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	\$253,128	\$80,000	\$333,128	\$333,128
2024	\$325,339	\$80,000	\$405,339	\$405,339
2023	\$326,873	\$75,000	\$401,873	\$401,873
2022	\$0	\$52,500	\$52,500	\$52,500
2021	\$0	\$52,500	\$52,500	\$52,500
2020	\$0	\$52,500	\$52,500	\$52,500

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.