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Address: [5540 CYPRESS WILLOW BEND](#)
City: FORT WORTH
Georeference: 44580N-36-11
Subdivision: VENTANA
Neighborhood Code: 4A400R

Latitude: 32.6713634772
Longitude: -97.5124385149
TAD Map: 1994-364
MAPSCO: TAR-086N



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

PROPERTY DATA

Legal Description: VENTANA Block 36 Lot 11

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: 2021

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800051949
Site Name: VENTANA 36 11
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,622
Percent Complete: 100%
Land Sqft^{*}: 6,970
Land Acres^{*}: 0.1600
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:

MILLER JOHN A

Primary Owner Address:

5540 CYPRESS WILLOW BEND
FORT WORTH, TX 76126

Deed Date: 11/15/2021

Deed Volume:

Deed Page:

Instrument: [D221339658](#)

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	\$253,046	\$80,000	\$333,046	\$333,046
2024	\$253,046	\$80,000	\$333,046	\$333,046
2023	\$277,653	\$75,000	\$352,653	\$337,204
2022	\$231,549	\$75,000	\$306,549	\$306,549
2021	\$0	\$52,500	\$52,500	\$52,500
0	\$0	\$0	\$0	\$0

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.