



Address: [WILLIAMS SPRING RD](#)
City: FORT WORTH
Georeference: A 189-32A
Subdivision: BREEDING, N B SURVEY
Neighborhood Code: 2N040D

Latitude: 32.8263481404
Longitude: -97.4411381613
TAD Map: 2018-420
MAPSCO: TAR-046N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BREEDING, N B SURVEY
Abstract 189 Tract 32A

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

Site Number: 800060088
Site Name: BREEDING, N B SURVEY Abstract 189 Tract 32A
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 952
Percent Complete: 100%
Land Sqft^{*}: 14,375
Land Acres^{*}: 0.3300
Pool^{TX}: (00955)

State Code: A

Year Built: 1931

Personal Property Account: N/A

Agent: ROBERT OLA COMPANY LLC dba OPOLA (00955)

Protest Deadline Date: 5/24/2024

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
RANKIN INVESTMENTS LLC

Primary Owner Address:
3130 W 5TH ST
FORT WORTH, TX 76107

Deed Date: 10/29/2021

Deed Volume:

Deed Page:

Instrument: [D221325634](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERNANDEZ DEBRA L	4/7/2020	23807-CCL		
BANNISTER BILLIE	4/6/2020	D220080045		



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	\$121,800	\$13,200	\$135,000	\$135,000
2024	\$148,625	\$13,200	\$161,825	\$161,825
2023	\$132,023	\$13,200	\$145,223	\$145,223
2022	\$74,405	\$13,200	\$87,605	\$87,605
2021	\$75,120	\$13,200	\$88,320	\$88,320
2020	\$17,404	\$12,260	\$29,664	\$29,664

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.