

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42739401

Address: 2513 STARWATER DR

City: FORT WORTH

Georeference: 30293F-AG-17-70 Subdivision: NORTHPOINTE Neighborhood Code: 2N010X Latitude: 32.8979831513 Longitude: -97.4091255864

**TAD Map:** 2024-444 **MAPSCO:** TAR-032D



Googlet Mapd or type unknown

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

## **PROPERTY DATA**

Legal Description: NORTHPOINTE Block AG Lot 17

PLAT D221209451

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) EAGLE MTN-SAGINAW ISD (918)

State Code: A Year Built: 2021

Personal Property Account: N/A Agent: OWNWELL INC (12140) Notice Sent Date: 4/15/2025

Notice Value: \$295,954

Protest Deadline Date: 5/24/2024

Site Number: 800061387

**Site Name:** NORTHPOINTE Block AG Lot 17 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,838
Percent Complete: 100%

Land Sqft\*: 12,044 Land Acres\*: 0.2765

Pool: N

+++ Rounded.

## OWNER INFORMATION

**Current Owner:** 

**TUSTIN, CA 92780** 

SFR JV-HD 2024-1 BORROWER LLC

**Primary Owner Address:** 15771 RED HILL AVE STE 100

**Deed Date:** 4/16/2024

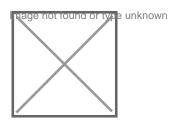
Deed Volume: Deed Page:

Instrument: D224067702

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SFR JV-HD PROPERTY LLC	10/30/2021	D221321640		

07-17-2025 Page 1

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



**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	\$179,223	\$70,000	\$249,223	\$249,223
2024	\$225,954	\$70,000	\$295,954	\$295,954
2023	\$251,387	\$75,000	\$326,387	\$326,387
2022	\$257,249	\$75,000	\$332,249	\$332,249
0	\$0	\$0	\$0	\$0

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

## **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.

07-17-2025 Page 2

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