

Tarrant Appraisal District

Property Information | PDF

Account Number: 42763965

Address: 2744 ROSEWATER LN

City: FORT WORTH

Georeference: 30293F-X-15 Subdivision: NORTHPOINTE Neighborhood Code: 2N010X Latitude: 32.9002770495 Longitude: -97.4166822827 TAD Map: 2024-448

MAPSCO: TAR-032C



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

PROPERTY DATA

Legal Description: NORTHPOINTE Block X Lot 15

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: 2022

Personal Property Account: N/A

Agent: PROPERTY TAX PROTEST (00795)

Protest Deadline Date: 5/24/2024

Site Number: 800066365

Site Name: NORTHPOINTE Block X Lot 15 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,320
Percent Complete: 100%

Land Sqft*: 8,146 Land Acres*: 0.1870

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

GAYTAN MANJARREZ EDUARDO

GAYTAN HILDA A

Primary Owner Address:

2744 ROSEWATER LN FORT WORTH, TX 76179 Deed Date: 8/17/2022

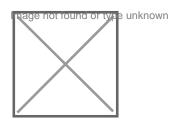
Deed Volume: Deed Page:

Instrument: D222205842

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LENNAR HOMES OF TEXAS SALES AND MARKETING LTD	8/17/2022	D222205841		

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^{*} 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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$162,644	\$70,000	\$232,644	\$232,644
2024	\$172,513	\$70,000	\$242,513	\$242,513
2023	\$190,989	\$75,000	\$265,989	\$265,989
2022	\$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.

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.

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