



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



Google Map or type unknown

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

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		



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	\$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.

+ 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.