

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42781378

Latitude: 32.9728278055

**TAD Map:** 2030-472 **MAPSCO:** TAR-005T

Longitude: -97.3912133144

Address: 1404 ANCER WAY

City: FORT WORTH
Georeference: 47157-6-20

Subdivision: WILLOW SPRINGS ADDITION

Neighborhood Code: 2Z300K

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

## **PROPERTY DATA**

Legal Description: WILLOW SPRINGS ADDITION

Block 6 Lot 20

Jurisdictions: Site Number: 800065272

CITY OF FORT WORTH (026)

TARRANT COUNTY (220)

Site Name: WILLOW SPRINGS ADDITION Block 6 Lot 20

TARRANT COUNTY HOSPITAL (224) Site Class: A1 - Residential - Single Family

TARRANT COUNTY COLLEGE (225) Parcels: 1

NORTHWEST ISD (911) Approximate Size\*\*\*: 1,821
State Code: A Percent Complete: 100%

Year Built: 2022 Land Sqft\*: 6,011
Personal Property Account: N/A Land Acres\*: 0.1380

Agent: ELLIOTT-WELLMAN (00642)
Protest Deadline Date: 5/24/2024

+++ Rounded.

Pool: N

## **OWNER INFORMATION**

**Current Owner:** 

LAPLANTE MATHEW C
LAPLANTE NATHANIEL K
Primary Owner Address:

Deed Date: 4/14/2023

Deed Volume:

Prod Page:

1404 ANCER WAY

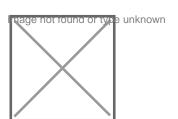
FORT WORTH, TX 76052 Instrument: D223073928

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STARLIGHT HOMES TEXAS LLC	5/27/2022	D222141716		

## **VALUES**

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



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	\$275,920	\$85,000	\$360,920	\$360,920
2024	\$275,920	\$85,000	\$360,920	\$360,920
2023	\$242,952	\$85,000	\$327,952	\$327,952
2022	\$0	\$56,000	\$56,000	\$56,000
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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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.