

Tarrant Appraisal District

Property Information | PDF

Account Number: 42801425

Latitude: 32.6828557123

TAD Map: 2078-368 **MAPSCO:** TAR-093L

Longitude: -97.236891728

Address: <u>5540 TOPWATER TR</u>

City: FORT WORTH
Georeference: 12756-E-11

Subdivision: ENCHANTED BAY SUBDIVISION

Neighborhood Code: 1L0608

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

PROPERTY DATA

Legal Description: ENCHANTED BAY

SUBDIVISION Block E Lot 11

Jurisdictions:

CITY OF FORT WORTH (026)
Site Number: 800064553

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (273)

Site Name: ENCHANTED BAY SUBDIVISION Block E Lot 11

TARRANT REGIONAL WATER DISTRICT (223)

Site Class: A1 - Residential - Single Family

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

Parcels: 1

TARRANT COUNTY COLLEGE (225) Parcels:

FORT WORTH ISD (905) Approximate Size +++: 2,017
State Code: A Percent Complete: 100%

Year Built: 2021 Land Sqft*: 3,312
Personal Property Account: N/A Land Acres*: 0.0760

Agent: ELLIOTT-WELLMAN (00642) Pool: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

Current Owner:

JIMENEZ ALFONSO Deed Date: 12/15/2022

JIMENEZ CHRISTINE

Primary Owner Address:

5540 TOPWATER TRL

Deed Volume:

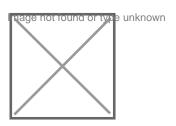
Deed Page:

FORT WORTH, TX 76119 Instrument: D222290265

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEGEND CLASSIC HOMES LTD	9/2/2021	D221267809		

07-15-2025 Page 1

^{*} 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	\$271,968	\$75,000	\$346,968	\$346,968
2024	\$271,968	\$75,000	\$346,968	\$346,968
2023	\$242,289	\$75,000	\$317,289	\$317,289
2022	\$35,680	\$75,000	\$110,680	\$110,680
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)
- DISABLED VET 50 to 69 PCT 11.22

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.

07-15-2025 Page 2

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