

Tarrant Appraisal District

Property Information | PDF

Account Number: 42802286

Latitude: 32.6832084483

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

Longitude: -97.2349396326

Address: <u>5641 TOPWATER TR</u>

City: FORT WORTH

Georeference: 12756-G-30

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 G Lot 30

Jurisdictions:

CITY OF FORT WORTH (026)
Site Number: 800064633

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (200)

Name: ENCHANTED BAY SUBDIVISION Block G Lot 30

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: 7

FORT WORTH ISD (905) Approximate Size⁺⁺⁺: 1,130
State Code: A Percent Complete: 100%

Year Built: 2022 Land Sqft*: 3,078
Personal Property Account: N/A Land Acres*: 0.0707

Agent: None Pool: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

Current Owner:

PETROS LISA JOY Deed Date: 12/15/2023

MILTON DR WALTER JR

Primary Owner Address:

5641 TOPWATER TRL

Deed Volume:

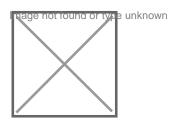
Deed Page:

FORT WORTH, TX 76119 Instrument: <u>D223221267</u>

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

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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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$175,535	\$75,000	\$250,535	\$250,535
2024	\$175,535	\$75,000	\$250,535	\$250,535
2023	\$188,284	\$75,000	\$263,284	\$263,284
2022	\$0	\$45,813	\$45,813	\$45,813
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.

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