



**Address:** [2612 KINGSMAN DR](#)  
**City:** FORT WORTH  
**Georeference:** 30293F-AD-2-71  
**Subdivision:** NORTHPOINTE  
**Neighborhood Code:** 2N010X

**Latitude:** 32.9005121599  
**Longitude:** -97.412565  
**TAD Map:** 2024-444  
**MAPSCO:** TAR-032D



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** NORTHPOINTE Block AD Lot 2  
PLAT D221355551 66.67% UNDIVIDED INTEREST  
**Jurisdictions:** **Site Number:** 800069769  
CITY OF FORT WORTH (026)  
**Site Name:** NORTHPOINTE Block AD Lot 2 PLAT D221355551 33.33% UNDIVIDED INTE  
TARRANT COUNTY (220)  
**Site Class:** A1 - Residential - Single Family  
TARRANT COUNTY HOSPITAL (224)  
**Parcels:** 2  
TARRANT COUNTY COLLEGE (225)  
**Approximate Size** **+++**: 1,450  
**State Code:** A **Percent Complete:** 100%  
**Year Built:** 2022 **Land Sqft** **\***: 6,403  
**Personal Property Acres** **\***: NA 470  
**Land Acres** **\***: NA 470  
**Agent:** None **Pool:** N  
**Protest**  
**Deadline Date:**  
5/24/2024

+++ Rounded.  
\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
ARROYO RONALDO LOPEZ  
GONZALEZ KAREN ARLENE LOPEZ  
**Primary Owner Address:**  
2612 KINGSMAN DR  
FORT WORTH, TX 76179  
**Deed Date:** 2/18/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223026876](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ARROYO RONALDO LOPEZ;GONZALEZ KAREN ARLENE LOPEZ;LOPEZ RONALDO LOPEZ	2/17/2023	<a href="#">D223026876</a>		
LENNAR HOMES OF TEXAS SALES & MARKETING LTD	2/17/2023	<a href="#">D223026875</a>		

## 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 <sup>+</sup>
2025	\$137,626	\$46,669	\$184,295	\$184,295
2024	\$137,972	\$46,669	\$184,641	\$184,641
2023	\$138,317	\$50,002	\$188,319	\$188,319
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)
- HOMESTEAD DISABLED PERSON 11.13 (c )

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.