

Tarrant Appraisal District

Property Information | PDF

Account Number: 42864907

Address: 249 ROUNDSTONE RD

City: FORT WORTH

Georeference: 44563-8-12 Subdivision: VANN TRACT Neighborhood Code: 2Z200L

Googlet Mapd or type unknown

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

PROPERTY DATA

Legal Description: VANN TRACT Block 8 Lot 12

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

NORTHWEST ISD (911)

State Code: A Year Built: 2023

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$384,163

Protest Deadline Date: 5/24/2024

Site Number: 800072222

Latitude: 32.9363858103

TAD Map: 2036-460 **MAPSCO:** TAR-020J

Longitude: -97.3644031276

Site Name: VANN TRACT Block 8 Lot 12 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,994
Percent Complete: 100%

Land Sqft*: 6,000 Land Acres*: 0.1377

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

249 ROUNDSTONE RD

G C ROSHAN

BASNET ELINA

Primary Owner Address:

Deed Date: 6/4/2024

Deed Volume:

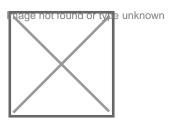
Deed Page:

HASLET, TX 76052 Instrument: <u>D224099917</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
D R HORTON - TEXAS LTD	7/27/2023	D223133777		

08-27-2025 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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$278,000	\$75,000	\$353,000	\$353,000
2024	\$94,310	\$75,000	\$169,310	\$169,310
2023	\$0	\$31,500	\$31,500	\$31,500
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.

08-27-2025 Page 2

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