



## LOCATION

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**Address:** [3512 CARRIAGE HILL DR](#)

**City:** FOREST HILL

**Georeference:** 6500-4-12

**Subdivision:** CARRIAGE HILL-FOREST HILL

**Neighborhood Code:** 1H060E

**Latitude:** 32.6563989051

**Longitude:** -97.2674421253

**TAD Map:** 2066-360

**MAPSCO:** TAR-092Z



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** CARRIAGE HILL-FOREST HILL  
Block 4 Lot 12

**Jurisdictions:**

CITY OF FOREST HILL (010)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1965

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 00432113

**Site Name:** CARRIAGE HILL-FOREST HILL-4-12

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,596

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,500

**Land Acres<sup>\*</sup>:** 0.2410

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

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**Current Owner:**

CNR INVEST, LLC-SERIES OF 1

**Primary Owner Address:**

3512 CARRIAGE HILL DR  
FOREST HILL, TX 76140

**Deed Date:** 10/15/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224185215](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PALOS REFUGIO JR	3/25/2021	2023-PR00896-2		
PALOS REFUGIO P	10/10/2009	2010-PR01442-2		
PALOS EMMA;PALOS REFUGIO P	6/19/1997	00128120000115	0012812	0000115
SEC OF HUD	2/14/1997	00126740001321	0012674	0001321
CHASE MTG SERV INC	7/2/1996	00124290000536	0012429	0000536
MCDANIEL ELOISE M	8/5/1988	00093560000313	0009356	0000313
BOWDEN DENNIS C	12/31/1900	00000000000000	0000000	0000000

## 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	\$0	\$0	\$0	\$0
2024	\$126,231	\$25,925	\$152,156	\$152,156
2023	\$140,890	\$25,925	\$166,815	\$166,815
2022	\$101,032	\$25,500	\$126,532	\$126,532
2021	\$75,902	\$25,500	\$101,402	\$101,402
2020	\$93,817	\$25,500	\$119,317	\$119,317

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

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.