

## LOCATION

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**Address:** [3705 CHAPIN CT](#)

**City:** FORT WORTH

**Georeference:** 7089C-1-6

**Subdivision:** CHAPIN COURT ADDITION

**Neighborhood Code:** 4W003J

**Latitude:** 32.7190823992

**Longitude:** -97.4737465292

**TAD Map:** 2006-380

**MAPSCO:** TAR-073N



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:** CHAPIN COURT ADDITION

Block 1 Lot 6

**Jurisdictions:**

CITY OF FORT WORTH (026)

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40070999

**Site Name:** CHAPIN COURT ADDITION-1-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,451

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,219

**Land Acres<sup>\*</sup>:** 0.1427

**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:**

BATTLES BROOKE A

**Primary Owner Address:**

3705 CHAPIN CT

FORT WORTH, TX 76116-6683

**Deed Date:** 1/8/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216004386](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WELLS LAURA L;WELLS MATTHEW A	11/12/2004	<a href="#">D204366078</a>	0000000	0000000
GEHAN HOMES LTD	4/28/2003	00166620000073	0016662	0000073
LAKE HOLLOW CORP	1/1/2002	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	\$183,092	\$40,000	\$223,092	\$223,092
2023	\$180,058	\$40,000	\$220,058	\$211,064
2022	\$163,638	\$40,000	\$203,638	\$191,876
2021	\$134,433	\$40,000	\$174,433	\$174,433
2020	\$135,065	\$40,000	\$175,065	\$161,732

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.