



LOCATION

Address: [12213 DURANGO ROOT DR](#)

City: FORT WORTH

Georeference: 44715T-100-18

Subdivision: VILLAGES OF WOODLAND SPRINGS W

Neighborhood Code: 3K600B

Latitude: 32.9498535589

Longitude: -97.2845550087

TAD Map: 2066-464

MAPSCO: TAR-022B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND
SPRINGS W Block 100 Lot 18

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40678784

Site Name: VILLAGES OF WOODLAND SPRINGS W-100-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,979

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

Pool: N

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

WRIGHT RUSTY

WRIGHT LAURA PARKS

Primary Owner Address:

12213 DURANGO ROOT DR
FORT WORTH, TX 76244-6421

Deed Date: 11/20/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209315735](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JACKSON JENNIE;JACKSON JORDAN	9/29/2006	D206309259	0000000	0000000
ROYCE HOMES/DALLAS LP	4/12/2006	D206119080	0000000	0000000
ROYCE HOMES LP	6/3/2005	D205163735	0000000	0000000
ONE PRAIRIE MEADOWS LTD	1/1/2004	000000000000000	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$307,917	\$70,000	\$377,917	\$363,299
2023	\$313,637	\$70,000	\$383,637	\$330,272
2022	\$275,476	\$50,000	\$325,476	\$300,247
2021	\$222,952	\$50,000	\$272,952	\$272,952
2020	\$204,528	\$50,000	\$254,528	\$254,528

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)

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.