

LOCATION

Address: [9149 ABACO WAY](#)

City: FORT WORTH

Georeference: 33347-13-12

Subdivision: RAINBOW RIDGE ADDITION

Neighborhood Code: 4S003A

Latitude: 32.6104752905

Longitude: -97.3665479022

TAD Map: 2036-340

MAPSCO: TAR-104S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RAINBOW RIDGE ADDITION
Block 13 Lot 12

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41159578

Site Name: RAINBOW RIDGE ADDITION-13-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,680

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:

RESIDENTIAL HOME OWNER 1 LLC

Primary Owner Address:

PO BOX 4090
SCOTTSDALE, AZ 85251

Deed Date: 6/15/2021

Deed Volume:

Deed Page:

Instrument: [D221174332](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AMGBT OAK LLC	9/23/2016	D216233566		
BT COLE TWO LLC	5/4/2016	D216109176		
FTW RAINBOW RIDGE 150 LLC	4/2/2015	D215070881		
SIENA HOMES LLC	3/31/2015	D215069591		
CTMGT LOTS HOLDINGS LLC	12/29/2009	D209337157	0000000	0000000
SJ RAINBOW RIDGE DEV LP	1/1/2006	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	\$211,000	\$50,000	\$261,000	\$261,000
2023	\$246,000	\$50,000	\$296,000	\$296,000
2022	\$201,071	\$40,000	\$241,071	\$241,071
2021	\$160,000	\$40,000	\$200,000	\$200,000
2020	\$140,000	\$40,000	\$180,000	\$180,000

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.