



## LOCATION

**Address:** [1465 SILENT SPRINGS DR](#)

**City:** FORT WORTH

**Georeference:** 39983L-5-1

**Subdivision:** SPRING RANCH ESTATES ADDN

**Neighborhood Code:** 2Z300P

**Latitude:** 32.9580008264

**Longitude:** -97.3916482956

**TAD Map:**

**MAPSCO:** TAR-005X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SPRING RANCH ESTATES  
ADDN Block 5 Lot 1

**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:** 2020

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800044796

**Site Name:** SPRING RANCH ESTATES ADDN 5 1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,472

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,800

**Land Acres<sup>\*</sup>:** 0.2479

**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

**Current Owner:**

HILL FERNANDO

HILL EVA

**Primary Owner Address:**

1465 SILENT SPRINGS DR

HASLET, TX 76052

**Deed Date:** 12/13/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221364651](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KENMARK HOMES LP	12/9/2019	<a href="#">D219289530</a>		

## 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	\$389,131	\$115,000	\$504,131	\$504,131
2023	\$492,673	\$100,000	\$592,673	\$541,154
2022	\$391,958	\$100,000	\$491,958	\$491,958
2021	\$342,672	\$100,000	\$442,672	\$442,672
2020	\$0	\$70,000	\$70,000	\$70,000

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

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- 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.