

LOCATION

Address: [9104 RIDGERIVER WAY](#)
City: FORT WORTH
Georeference: 45261S-20-18
Subdivision: WATERSBEND SOUTH
Neighborhood Code: 2N1002

Latitude: 32.9007508646
Longitude: -97.3627257973
TAD Map: 2042-448
MAPSCO: TAR-034A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATERSBEND SOUTH Block 20
 Lot 18 PLAT D220094059

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

Site Number: 800052974
Site Name: WATERSBEND SOUTH 20 18
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,574
Percent Complete: 100%
Land Sqft^{*}: 6,024
Land Acres^{*}: 0.1383
Pool: N

State Code: A
Year Built: 2021
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

MARQUEZ STEPHANIE
 JARAMILLO BALTAZAR
Primary Owner Address:
 9104 RIDGERIVER WAY
 FORT WORTH, TX 76131

Deed Date: 7/1/2021
Deed Volume:
Deed Page:
Instrument: [D221191291](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WINCK ANGELA;WINCK ERICH	3/29/2021	D221085269		
D R HORTON - TEXAS LTD	10/8/2020	D220262237		

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	\$215,982	\$65,000	\$280,982	\$280,982
2023	\$262,935	\$65,000	\$327,935	\$282,715
2022	\$192,014	\$65,000	\$257,014	\$257,014
2021	\$0	\$45,500	\$45,500	\$45,500
0	\$0	\$0	\$0	\$0

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.