



Address: [3508 SAGECREST TERR](#)
City: FORT WORTH
Georeference: 31280-20-14
Subdivision: OVERTON PARK ADDITION
Neighborhood Code: 4T003D

Latitude: 32.6971158718
Longitude: -97.3862839129
TAD Map: 2030-372
MAPSCO: TAR-089C



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

PROPERTY DATA

Legal Description: OVERTON PARK ADDITION
Block 20 Lot 14

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: 1969

Personal Property Account: N/A

Agent: TARRANT PROPERTY TAX SERVICE (00065)

Protest Deadline Date: 5/15/2025

Site Number: 02097419

Site Name: OVERTON PARK ADDITION-20-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,910

Percent Complete: 100%

Land Sqft^{*}: 19,591

Land Acres^{*}: 0.4497

Pool: Y

⁺⁺⁺ Rounded.

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



OWNER INFORMATION

Current Owner:

MATSON NAN BRINEGAR
MATSON MARK

Deed Date: 10/10/2014

Deed Volume:

Deed Page:

Instrument: [D214226030](#)

Primary Owner Address:

3508 SAGECREST TERR
FORT WORTH, TX 76109

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAHLSTROM KEVIN V; DAHLSTROM MEGAN L	5/31/2013	D213144390	0000000	0000000
SUMNER GEORGE C	10/12/1984	00079780000039	0007978	0000039
MCCANN TOM A; MCCANN VIVIAN	3/1/1983	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 ⁺
2025	\$863,040	\$295,910	\$1,158,950	\$1,158,950
2024	\$863,040	\$295,910	\$1,158,950	\$1,158,950
2023	\$901,620	\$247,955	\$1,149,575	\$1,066,010
2022	\$932,991	\$248,022	\$1,181,013	\$969,100
2021	\$671,000	\$210,000	\$881,000	\$881,000
2020	\$637,256	\$210,000	\$847,256	\$847,256

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.