

Tarrant Appraisal District Property Information | PDF Account Number: 02106469

Address: <u>4705 SHADY RIDGE CT</u> City: FORT WORTH Georeference: 31315-1-A17

Neighborhood Code: 4T021E

Subdivision: OVERTON WOODS ADDITION

Latitude: 32.7040488258 Longitude: -97.3945292129 TAD Map: 2030-376 MAPSCO: TAR-075X





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

PROPERTY DATA

Legal Description: OVERTON WOODS ADDITION Block 1 Lot A17 & .0264 OF COMMON AREA

Jurisdictions:

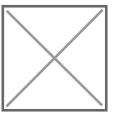
CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) FORT WORTH ISD (905) State Code: A Year Built: 1981 Personal Property Account: N/A Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 02106469 Site Name: OVERTON WOODS ADDITION-1-A17-40 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,753 Percent Complete: 100% Land Sqft^{*}: 5,363 Land Acres^{*}: 0.1231 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:

NANCY A CREWE EXEMPT TRUST

Primary Owner Address: 4705 SHADY RIDGE CT FORT WORTH, TX 76109 Tarrant Appraisal District Property Information | PDF

Deed Date: 6/24/2022 Deed Volume: Deed Page: Instrument: D222171686

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GEOFFREY C CREWE JR EXEMPT TRUST;NANCY A CREWE EXEMPT TRUST	4/1/2019	<u>D219077242</u>		
CREWE GEOFFREY C	7/27/2008	000000000000000000000000000000000000000	0000000	0000000
CREWE NORMA EST	3/24/2004	D204091306	0000000	0000000
MICHERO ELAINE H;MICHERO WM H	10/12/1994	00117600000139	0011760	0000139
MANOUSHAGIAN JEAN P;MANOUSHAGIAN M L	12/31/1900	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$498,009	\$145,000	\$643,009	\$581,078
2023	\$383,253	\$145,000	\$528,253	\$528,253
2022	\$357,908	\$145,000	\$502,908	\$502,908
2021	\$345,049	\$145,000	\$490,049	\$476,702
2020	\$288,365	\$145,000	\$433,365	\$433,365

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.