



**Address:** [3513 DELANEY DR](#)  
**City:** FORT WORTH  
**Georeference:** 8652-22A-15  
**Subdivision:** CRAWFORD FARMS ADDITION  
**Neighborhood Code:** 3K300U

**Latitude:** 32.9232051241  
**Longitude:** -97.3057175514  
**TAD Map:** 2054-456  
**MAPSCO:** TAR-021R



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

## PROPERTY DATA

**Legal Description:** CRAWFORD FARMS ADDITION  
Block 22A Lot 15

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

**State Code:** A

**Year Built:** 2006

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40524671

**Site Name:** CRAWFORD FARMS ADDITION-22A-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,173

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,625

**Land Acres<sup>\*</sup>:** 0.1750

**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:**

JOSS ANDREW  
JOSS NATCHALIN

**Primary Owner Address:**

3513 DELANEY DR  
FORT WORTH, TX 76244

**Deed Date:** 2/20/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220040624](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRADIER MELBA	3/28/2006	<a href="#">D206100049</a>	0000000	0000000
LEGACY/MONTEREY HOMES LP	12/6/2004	<a href="#">D204379828</a>	0000000	0000000
CRAWFORD FARMS	1/1/2004	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$393,000	\$85,000	\$478,000	\$478,000
2023	\$380,000	\$85,000	\$465,000	\$465,000
2022	\$275,958	\$70,000	\$345,958	\$345,958
2021	\$275,000	\$70,000	\$345,000	\$345,000
2020	\$265,052	\$70,000	\$335,052	\$335,052

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.