

Tarrant Appraisal District Property Information | PDF Account Number: 41048725

Address: <u>10301 CROWNE POINTE LN</u> City: FORT WORTH Georeference: 22727-10-1A Subdivision: KINGSRIDGE ADDITION Neighborhood Code: 3K300G Latitude: 32.924317654 Longitude: -97.2721738071 TAD Map: 2066-456 MAPSCO: TAR-022Q





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

PROPERTY DATA

Legal Description: KINGSRIDGE ADDITION Block 10 Lot 1A

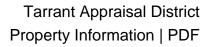
Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) 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: 41048725 Site Name: KINGSRIDGE ADDITION-10-1 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 3,270 Percent Complete: 100% Land Sqft^{*}: 11,884 Land Acres^{*}: 0.2727 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: DAVIS DEBORAH S

Primary Owner Address: 10301 CROWNE POINTE LN FORT WORTH, TX 76244 Deed Date: 12/9/2016 Deed Volume: Deed Page: Instrument: D216288557

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COGDILL MARY KATHRYN	2/27/2007	D207079327	000000	0000000
MERITAGE HOMES OF TEXAS LP	9/13/2006	D206293711	000000	0000000
KELLER 107 LTD	1/1/2006	000000000000000000000000000000000000000	000000	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	\$432,247	\$100,000	\$532,247	\$523,281
2023	\$459,765	\$100,000	\$559,765	\$475,710
2022	\$394,875	\$80,000	\$474,875	\$432,464
2021	\$313,149	\$80,000	\$393,149	\$393,149
2020	\$293,184	\$80,000	\$373,184	\$373,184

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.