



**Address:** [8304 DEER BLUFF LN](#)  
**City:** FORT WORTH  
**Georeference:** 3101B-4-32  
**Subdivision:** BOSWELL RANCH  
**Neighborhood Code:** 2N010F

**Latitude:** 32.8780439951  
**Longitude:** -97.4173311272  
**TAD Map:** 2024-440  
**MAPSCO:** TAR-032Q



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

## PROPERTY DATA

**Legal Description:** BOSWELL RANCH Block 4 Lot 32

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2008

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41074858

**Site Name:** BOSWELL RANCH-4-32

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,656

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,159

**Land Acres<sup>\*</sup>:** 0.1413

**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:**

JEFFREY JACQUELINE

**Primary Owner Address:**

8304 DEER BLUFF LN  
FORT WORTH, TX 76179-3658

**Deed Date:** 9/26/2008

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D208381450](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHELDAN HOMES LP	6/20/2008	<a href="#">D208262567</a>	0000000	0000000
SMRP LTD	1/1/2006	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. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$229,463	\$65,000	\$294,463	\$290,048
2023	\$263,736	\$45,000	\$308,736	\$263,680
2022	\$197,359	\$45,000	\$242,359	\$239,709
2021	\$172,917	\$45,000	\$217,917	\$217,917
2020	\$154,612	\$45,000	\$199,612	\$199,612

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.