



Address: [8912 PRAIRIE DAWN DR](#)
City: FORT WORTH
Georeference: 34587-10A-13
Subdivision: RIDGEVIEW FARMS
Neighborhood Code: 2N100I

Latitude: 32.8997334031
Longitude: -97.3376625348
TAD Map: 2048-448
MAPSCO: TAR-034D



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

PROPERTY DATA

Legal Description: RIDGEVIEW FARMS Block 10A
Lot 13

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2018

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800026434

Site Name: RIDGEVIEW FARMS 10A 13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,560

Percent Complete: 100%

Land Sqft^{*}: 5,489

Land Acres^{*}: 0.1260

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:

PEREZ ANDRES

Primary Owner Address:

8912 PRAIRIE DAWN DR
FORT WORTH, TX 76131

Deed Date: 7/15/2023

Deed Volume:

Deed Page:

Instrument: [D223132695](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PEREZ ANDRES	11/30/2018	D218266700		
LENNAR HOMES OF TEXAS SALES & MARKETING LTD	11/29/2018	D218266699		
LENNAR HOMES OF TEXAS LAND AND CONSTRUCTION LTD	2/6/2018	D218026963		

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	\$217,056	\$80,000	\$297,056	\$297,056
2023	\$248,419	\$55,000	\$303,419	\$274,442
2022	\$196,091	\$55,000	\$251,091	\$249,493
2021	\$171,812	\$55,000	\$226,812	\$226,812
2020	\$153,616	\$55,000	\$208,616	\$208,616

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.