



## LOCATION

**Address:** [8429 MUDDY CREEK DR](#)  
**City:** FORT WORTH  
**Georeference:** 1605-31-21  
**Subdivision:** BAR C RANCH  
**Neighborhood Code:** 2N100Z

**Latitude:** 32.8936910038  
**Longitude:** -97.3659533064  
**TAD Map:** 2036-444  
**MAPSCO:** TAR-034E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BAR C RANCH Block 31 Lot 21

**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

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$360,195

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

**Site Number:** 800027156  
**Site Name:** BAR C RANCH 31 21  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,336  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,500  
**Land Acres<sup>\*</sup>:** 0.1263  
**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:**

HERNANDEZ SABRINA  
MACIAS JOSE A

**Primary Owner Address:**

8429 MUDDY CREEK DR  
FORT WORTH, TX 76131

**Deed Date:** 1/11/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219007278](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON TEXAS LTD	3/15/2018	<a href="#">D218056450</a>		

## VALUES

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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	\$285,195	\$75,000	\$360,195	\$360,195
2024	\$285,195	\$75,000	\$360,195	\$329,965
2023	\$340,441	\$55,000	\$395,441	\$299,968
2022	\$285,000	\$55,000	\$340,000	\$272,698
2021	\$217,950	\$55,000	\$272,950	\$247,907
2020	\$170,370	\$55,000	\$225,370	\$225,370

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.