



Address: [5320 CENTER HILL DR](#)
City: FORT WORTH
Georeference: 24819-17-29
Subdivision: MARINE CREEK RANCH ADDITION
Neighborhood Code: 2N040Y

Latitude: 32.8451132401
Longitude: -97.4018119853
TAD Map: 2024-428
MAPSCO: TAR-047E



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

PROPERTY DATA

Legal Description: MARINE CREEK RANCH
ADDITION Block 17 Lot 29

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: 2021

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800040873

Site Name: MARINE CREEK RANCH ADDITION 17 29

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,783

Percent Complete: 100%

Land Sqft^{*}: 7,405

Land Acres^{*}: 0.1700

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:

YATES DANA
YATES RYAN

Deed Date: 8/20/2021

Deed Volume:

Deed Page:

Instrument: [D221244449](#)

Primary Owner Address:

5320 CENTER HILL DR
FORT WORTH, TX 76179

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIRST TEXAS HOMES INC	12/16/2020	D221086009		

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	\$447,428	\$90,000	\$537,428	\$537,428
2023	\$520,597	\$70,000	\$590,597	\$498,306
2022	\$383,005	\$70,000	\$453,005	\$453,005
2021	\$0	\$49,000	\$49,000	\$49,000
2020	\$0	\$49,000	\$49,000	\$49,000

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.