



Address: [3205 CHAPARRAL DOWNS LN](#)
City: FORT WORTH
Georeference: 32310-C-8
Subdivision: PHEASANT CROSSING
Neighborhood Code: 3K6006

Latitude: 32.9397410964
Longitude: -97.2904385484
TAD Map: 2060-460
MAPSCO: TAR-022J



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

PROPERTY DATA

Legal Description: PHEASANT CROSSING Block C
Lot 8

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

State Code: A

Year Built: 2022

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

Site Number: 800054524

Site Name: PHEASANT CROSSING Block C Lot 8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,335

Percent Complete: 100%

Land Sqft^{*}: 7,535

Land Acres^{*}: 0.1730

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:

THIES ALLISON
THIES CODY

Primary Owner Address:

3205 CHAPARRAL DOWNS LN
FORT WORTH, TX 76244

Deed Date: 3/29/2022

Deed Volume:

Deed Page:

Instrument: [D222081520](#)

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	\$436,740	\$115,000	\$551,740	\$551,740
2024	\$436,740	\$115,000	\$551,740	\$551,740
2023	\$460,274	\$115,000	\$575,274	\$575,274
2022	\$0	\$69,700	\$69,700	\$69,700
2021	\$0	\$69,700	\$69,700	\$69,700
0	\$0	\$0	\$0	\$0

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.