

Tarrant Appraisal District

Property Information | PDF

Account Number: 00665584

Address: 840 EDGEFIELD RD

City: FORT WORTH
Georeference: 8810-22-11

Subdivision: CRESTWOOD ADDITION

Neighborhood Code: 4C100B

Googlet Mapd or type unknown

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

PROPERTY DATA

Legal Description: CRESTWOOD ADDITION Block

22 Lot 11

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905)

State Code: A Year Built: 2014

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$876.174

Protest Deadline Date: 5/24/2024

Site Number: 00665584

Latitude: 32.7724784062

TAD Map: 2036-400 **MAPSCO:** TAR-0610

Longitude: -97.3785410848

Site Name: CRESTWOOD ADDITION-22-11 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,112
Percent Complete: 100%

Land Sqft*: 7,200 Land Acres*: 0.1652

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

MCCRANEY WILLIAM C MCCRANEY SUSAN P **Primary Owner Address:** 840 EDGEFIELD RD FORT WORTH, TX 76107

Deed Date: 8/12/2019

Deed Volume: Deed Page:

Instrument: D219180164

08-23-2025 Page 1

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------|------------|----------------|-------------|-----------|
| RAY ALICE S;RAY GERALD L | 12/11/2015 | D215279420 | | |
| GLAAR CAPITAL GROUP INC | 7/31/2014 | D214167959 | | |
| RAY ALICE S RAY;RAY GERARD L | 3/29/2014 | D214066340 | 0000000 | 0000000 |
| HEB HOMES LLC | 3/28/2014 | D214063001 | 0000000 | 0000000 |
| PALACIOS ALFREDO | 2/26/2008 | D208072563 | 0000000 | 0000000 |
| GRANADOS JESSICA P | 12/13/2001 | 00153470000391 | 0015347 | 0000391 |
| LOPEZ MARIA G | 7/6/1992 | 00107010001808 | 0010701 | 0001808 |
| MCKNIGHT JOHN B | 3/26/1992 | 00105930000160 | 0010593 | 0000160 |
| COLONIAL SAVINGS & LOAN ASSN | 10/1/1991 | 00104150000749 | 0010415 | 0000749 |
| BULMER R E | 1/16/1987 | 00088200001127 | 0008820 | 0001127 |
| FRANK DAVID W | 12/17/1986 | 00087820001441 | 0008782 | 0001441 |
| HATLESTAD BJORG T | 12/31/1900 | 00000000000000 | 0000000 | 0000000 |

VALUES

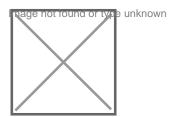
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

| Year | Improvement Market | Land Market | Total Market | Total Appraised* |
|------|--------------------|-------------|--------------|------------------|
| 2025 | \$659,100 | \$177,000 | \$836,100 | \$768,813 |
| 2024 | \$699,174 | \$177,000 | \$876,174 | \$698,921 |
| 2023 | \$605,086 | \$177,000 | \$782,086 | \$635,383 |
| 2022 | \$423,265 | \$176,976 | \$600,241 | \$577,621 |
| 2021 | \$348,134 | \$176,976 | \$525,110 | \$525,110 |
| 2020 | \$435,000 | \$150,000 | \$585,000 | \$585,000 |

Pending indicates that the property record has not yet been completed for the indicated tax year.

08-23-2025 Page 2

⁺ 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.

08-23-2025 Page 3