



Address: [2109 TIPPY TERR](#)
City: EDGECLIFF VILLAGE
Georeference: 10930-5-19
Subdivision: EDGECLIFF III ADDITION
Neighborhood Code: 4S240G

Latitude: 32.652388659
Longitude: -97.3510142896
TAD Map: 2042-356
MAPSCO: TAR-090X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDGECLIFF III ADDITION Block
5 Lot 19

Jurisdictions:

EDGECLIFF VILLAGE (008)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2020

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00807281

Site Name: EDGECLIFF III ADDITION-5-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,787

Percent Complete: 100%

Land Sqft^{*}: 8,934

Land Acres^{*}: 0.2050

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:

VALDEZ VICTOR L JR

Primary Owner Address:

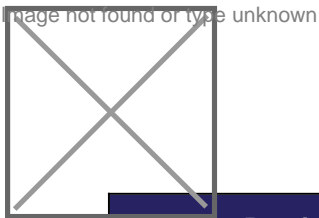
2109 TIPPY TERR
FORT WORTH, TX 76134

Deed Date: 1/28/2021

Deed Volume:

Deed Page:

Instrument: [D221027995](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
VALDEZ VICTOR	9/11/2003	D203368597	0000000	0000000
TOWNE DOROTHY;TOWNE TOMMY	7/19/1991	00103510001098	0010351	0001098
GILL SAVINGS ASSOC	6/4/1985	00082200000404	0008220	0000404
BETTER LIVING CORP	7/16/1984	00078900001287	0007890	0001287
GUMM PROPERTIES INC	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. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$292,166	\$35,000	\$327,166	\$327,166
2024	\$292,166	\$35,000	\$327,166	\$327,166
2023	\$292,901	\$35,000	\$327,901	\$327,901
2022	\$254,405	\$35,000	\$289,405	\$289,405
2021	\$254,405	\$35,000	\$289,405	\$289,405
2020	\$0	\$35,000	\$35,000	\$35,000

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.