



**Address:** [3401 ROYAL CREST DR](#)  
**City:** FORT WORTH  
**Georeference:** 36680-1-1  
**Subdivision:** ROYAL CREST ADDITION  
**Neighborhood Code:** 1E010B

**Latitude:** 32.6393202678  
**Longitude:** -97.2696983784  
**TAD Map:** 2066-352  
**MAPSCO:** TAR-106G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ROYAL CREST ADDITION Block  
1 Lot 1

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EVERMAN ISD (904)

**State Code:** A

**Year Built:** 1970

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$143,822

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02567776

**Site Name:** ROYAL CREST ADDITION-1-1

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,107

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,608

**Land Acres<sup>\*</sup>:** 0.2435

**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:**

PARKS PATRICK L  
PARKS MARY D

**Primary Owner Address:**

3401 ROYAL CREST DR  
FORT WORTH, TX 76140-2710

**Deed Date:** 12/31/1900

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** 000000000000000

## 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 <sup>+</sup>
2025	\$98,214	\$45,608	\$143,822	\$122,685
2024	\$98,214	\$45,608	\$143,822	\$111,532
2023	\$96,588	\$30,000	\$126,588	\$101,393
2022	\$87,070	\$10,000	\$97,070	\$92,175
2021	\$86,424	\$10,000	\$96,424	\$83,795
2020	\$103,091	\$10,000	\$113,091	\$76,177

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.