



**Address:** [408 CANYON CREEK TR](#)  
**City:** FORT WORTH  
**Georeference:** 47525-32-2  
**Subdivision:** WOODHAVEN CNTRY CLUB ESTATES  
**Neighborhood Code:** 1H020E

**Latitude:** 32.7737483401  
**Longitude:** -97.2207044985  
**TAD Map:** 2084-400  
**MAPSCO:** TAR-066N



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** WOODHAVEN CNTRY CLUB  
ESTATES Block 32 Lot 2

**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:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03617106  
**Site Name:** WOODHAVEN CNTRY CLUB ESTATES-32-2  
**Site Class:** C1 - Residential - Vacant Land  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 0  
**Percent Complete:** 0%  
**Land Sqft<sup>\*</sup>:** 39,204  
**Land Acres<sup>\*</sup>:** 0.9000  
**Pool:** N

<sup>+++</sup> Rounded.

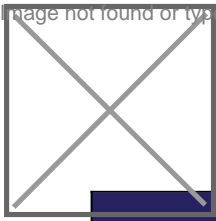
<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**

STURNS LOUIS  
STURNS MARILYN  
**Primary Owner Address:**  
400 FOREST RIVER CT  
FORT WORTH, TX 76112

**Deed Date:** 3/13/2006  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D206082513](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CRAFT NATHANIAL	11/6/2002	00161420000264	0016142	0000264
NEW COLEMAN HOLDING INC	7/7/1992	00107090001823	0010709	0001823
HAYES DOUGLAS;HAYES ROSEMARY	6/21/1983	00075410000621	0007541	0000621
MYERS MICHAEL TRUSTEE	12/31/1900	00000000000000	0000000	0000000
WOODHAVEN DEV CO INC	12/30/1900	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 <sup>+</sup>
2025	\$0	\$27,500	\$27,500	\$27,500
2024	\$0	\$27,500	\$27,500	\$27,500
2023	\$0	\$27,500	\$27,500	\$27,500
2022	\$0	\$15,000	\$15,000	\$15,000
2021	\$0	\$15,000	\$15,000	\$15,000
2020	\$0	\$15,000	\$15,000	\$15,000

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

There are no exemptions for this property

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.