



Address: [820 CRYSTAL CREEK LN](#)
City: ARLINGTON
Georeference: 40457-9-3
Subdivision: STONEBROOK ESTATES ADDN
Neighborhood Code: 1M020A

Latitude: 32.6357419682
Longitude: -97.1178057315
TAD Map: 2114-352
MAPSCO: TAR-110H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: STONEBROOK ESTATES
ADDN Block 9 Lot 3

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 05508835

Site Name: STONEBROOK ESTATES ADDN-9-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,195

Percent Complete: 100%

Land Sqft^{*}: 5,982

Land Acres^{*}: 0.1373

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:

FKH SFR PROPCO B-HLD LP

Primary Owner Address:

600 GALLERIA PKWY SE STE 300
ATLANTA, GA 30339

Deed Date: 10/20/2020

Deed Volume:

Deed Page:

Instrument: [D220278339](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|------------|----------------------------|-------------|-----------|
| CERBERUS SFR HOLDINGS LP | 9/22/2017 | D217226199 | | |
| OVATION RENTALS LLC | 12/20/2016 | D216299103 | | |
| WADDLE DAVID LEE | 6/25/1993 | 00111840001738 | 0011184 | 0001738 |
| WADDLE DAVID L;WADDLE SHAWN K | 2/26/1993 | 00109640000416 | 0010964 | 0000416 |
| SECRETARY OF HUD | 11/24/1992 | 00108640001648 | 0010864 | 0001648 |
| FLEET MORTGAGE CORP | 11/3/1992 | 00108410000581 | 0010841 | 0000581 |
| COLLINS GARY R;COLLINS MARY A | 11/30/1990 | 00101150001256 | 0010115 | 0001256 |
| KUNTZ GLENN K;KUNTZ MARY J KUNTZ | 1/22/1989 | 00095020002146 | 0009502 | 0002146 |
| FED HOUSING ADMINISTRATION | 8/18/1988 | 00093650001120 | 0009365 | 0001120 |
| COLONIAL SAVINGS & LOAN ASSO | 8/2/1988 | 00093530000997 | 0009353 | 0000997 |
| ANGLE SHERRY;ANGLE TODD M | 7/2/1986 | 00085990000947 | 0008599 | 0000947 |
| KEN-FOUR INC | 5/23/1985 | 00081900001944 | 0008190 | 0001944 |
| SEVILLE EQUITIES INC | 1/1/1984 | 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 | \$147,774 | \$45,000 | \$192,774 | \$192,774 |
| 2024 | \$167,051 | \$45,000 | \$212,051 | \$212,051 |
| 2023 | \$193,328 | \$45,000 | \$238,328 | \$238,328 |
| 2022 | \$148,876 | \$35,000 | \$183,876 | \$183,876 |
| 2021 | \$125,700 | \$35,000 | \$160,700 | \$160,700 |
| 2020 | \$121,691 | \$35,000 | \$156,691 | \$156,691 |

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.