



Address: [2604 TORREY PINES DR](#)
City: FORT WORTH
Georeference: 40475-13-8
Subdivision: STONEGATE ADDITION-FT WORTH
Neighborhood Code: 4T002C

Latitude: 32.714762523
Longitude: -97.3780229744
TAD Map: 2036-380
MAPSCO: TAR-075U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: STONEGATE ADDITION-FT WORTH Block 13 Lot 8

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: 1991

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$1,120,664

Protest Deadline Date: 5/24/2024

Site Number: 05826691

Site Name: STONEGATE ADDITION-FT WORTH-13-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,388

Percent Complete: 100%

Land Sqft^{*}: 10,800

Land Acres^{*}: 0.2479

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

MEDARIS RONALD

MEDARIS CATHERINE

Primary Owner Address:

2604 TORREY PINES DR
FORT WORTH, TX 76109-5512

Deed Date: 7/21/2000

Deed Volume: 0014440

Deed Page: 0000534

Instrument: 00144400000534

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANNAK ANNE;HANNAK PAUL P	3/15/1995	00119080001786	0011908	0001786
PLUNKETT BARBARA;PLUNKETT JAMES C	11/5/1992	00108450001079	0010845	0001079
DUFFY KEITH A	11/5/1991	00104380001138	0010438	0001138
EXPRESS MTG CORP	9/12/1991	00103880000865	0010388	0000865
DEPOSIT INS BRIDGE BANK	5/2/1989	00096740001627	0009674	0001627
J C NO 1 JOINT VENTURE	1/1/1987	00088190000521	0008819	0000521
STONEGATE PROP INC	1/1/1985	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	\$812,664	\$308,000	\$1,120,664	\$1,120,664
2024	\$812,664	\$308,000	\$1,120,664	\$1,067,880
2023	\$810,800	\$160,000	\$970,800	\$970,800
2022	\$769,010	\$160,000	\$929,010	\$887,144
2021	\$527,223	\$160,000	\$687,223	\$687,223
2020	\$541,846	\$160,000	\$701,846	\$701,846

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.