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Address: [8325 DERBY LN](#)
City: FORT WORTH
Georeference: 39607-3-4
Subdivision: SOUTHGATE ADDITION-FT WORTH
Neighborhood Code: 4S350F

Latitude: 32.6209826043
Longitude: -97.3682141298
TAD Map: 2036-344
MAPSCO: TAR-103R



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

PROPERTY DATA

Legal Description: SOUTHGATE ADDITION-FT
WORTH Block 3 Lot 4

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 1994

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$307,791

Protest Deadline Date: 5/24/2024

Site Number: 05902649

Site Name: SOUTHGATE ADDITION-FT WORTH-3-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,447

Percent Complete: 100%

Land Sqft^{*}: 5,423

Land Acres^{*}: 0.1244

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:

OTTUN OLUWATOYIN

OTTUN OLATOKU

Primary Owner Address:

8325 DERBY LN
FORT WORTH, TX 76123-1539

Deed Date: 5/14/2004

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D204156292](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KIDWILL KEITH A	2/3/2003	00163830000043	0016383	0000043
PRUDENTIAL RELOCATION INC	9/13/2002	00161170000209	0016117	0000209
MOON GLORIA B;MOON KENNETH	11/13/1998	00135300000357	0013530	0000357
AUTREY MARY	11/12/1998	00135190000104	0013519	0000104
SEC OF HUD	2/10/1998	00132610000093	0013261	0000093
MELLON MTG CO	2/3/1998	00130820000023	0013082	0000023
WATERS BETH B;WATERS MARK A	9/8/1994	00117280002186	0011728	0002186
PULTE HOME CORP OF TEXAS	8/28/1992	00107540001728	0010754	0001728
SOUTHGATE PHASE I LTD	8/27/1992	00107540001722	0010754	0001722
AVEX PROP INC	8/26/1992	00107540001716	0010754	0001716
SUNBELT SAVINGS ASSOC OF TX	12/18/1989	00097940001650	0009794	0001650
SUNBELT SERV CORP	6/7/1988	00092910000412	0009291	0000412
SKINNER PROPERTIES 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	\$267,791	\$40,000	\$307,791	\$307,791
2024	\$267,791	\$40,000	\$307,791	\$301,910
2023	\$269,835	\$40,000	\$309,835	\$274,464
2022	\$213,459	\$40,000	\$253,459	\$249,513
2021	\$194,043	\$40,000	\$234,043	\$226,830
2020	\$180,667	\$40,000	\$220,667	\$206,209

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.