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Address: [8141 SPRUCE VALLEY DR](#)
City: FORT WORTH
Georeference: 40685-160-27
Subdivision: SUMMERFIELDS ADDITION
Neighborhood Code: 3K400G

Latitude: 32.8888023296
Longitude: -97.2945672274
TAD Map: 2060-444
MAPSCO: TAR-036J



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

PROPERTY DATA

Legal Description: SUMMERFIELDS ADDITION
Block 160 Lot 27

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

State Code: A

Year Built: 1994

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 06117473
Site Name: SUMMERFIELDS ADDITION-160-27
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,383
Percent Complete: 100%
Land Sqft^{*}: 6,344
Land Acres^{*}: 0.1456
Pool: Y

+++ Rounded.

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

OWNER INFORMATION

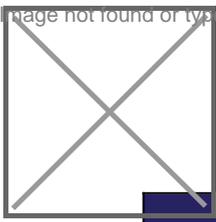
Current Owner:

DOUGHERTY S T
DOUGHERTY LISA M DARDEN

Primary Owner Address:

8141 SPRUCE VALLEY DR
FORT WORTH, TX 76137-1265

Deed Date: 7/13/1994
Deed Volume: 0011656
Deed Page: 0002019
Instrument: 00116560002019



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHOICE HOMES-TEXAS INC	4/28/1994	00115610000479	0011561	0000479
NORTH BEACH I LP	4/29/1993	00110370001852	0011037	0001852
SUMMERFIELDS 120 JV	2/23/1993	00109600000177	0010960	0000177
TEAM BANK	3/6/1990	00098610001208	0009861	0001208
HARRIS & HAWKINS JV	10/12/1988	00097350001318	0009735	0001318
CAMBRIDGE COMPANIES INC	1/1/1986	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	\$175,622	\$55,000	\$230,622	\$230,622
2024	\$175,622	\$55,000	\$230,622	\$230,622
2023	\$209,387	\$55,000	\$264,387	\$226,216
2022	\$185,987	\$40,000	\$225,987	\$205,651
2021	\$146,955	\$40,000	\$186,955	\$186,955
2020	\$149,362	\$40,000	\$189,362	\$183,497

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.