



**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



Google Map or type unknown

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<sup>+++</sup>:** 1,383

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,344

**Land Acres<sup>\*</sup>:** 0.1456

**Pool:** Y

<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:**

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 <sup>+</sup>
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.