



Address: [5220 SPANISH RIVER TR](#)
City: FORT WORTH
Georeference: 31565-97-30
Subdivision: PARK GLEN ADDITION
Neighborhood Code: 3K200E

Latitude: 32.8857131606
Longitude: -97.273912216
TAD Map: 2066-440
MAPSCO: TAR-036L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARK GLEN ADDITION Block 97
Lot 30

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CFW PID #6 - RESIDENTIAL (605)
KELLER ISD (907)

State Code: A
Year Built: 1998
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Notice Sent Date: 4/15/2025
Notice Value: \$442,406
Protest Deadline Date: 5/24/2024

Site Number: 06600387
Site Name: PARK GLEN ADDITION-97-30
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,981
Percent Complete: 100%
Land Sqft*: 10,035
Land Acres*: 0.2303
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:
MERRIMAN CHARLES S
Primary Owner Address:
5220 SPANISH RIVER TR
FORT WORTH, TX 76137-5212

Deed Date: 2/26/1999
Deed Volume: 0013724
Deed Page: 0000226
Instrument: 00137240000226

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CENTEX HOMES	1/6/1997	00126380000195	0012638	0000195
HILLWOOD/PARK GLEN LTD	1/1/1993	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	\$377,406	\$65,000	\$442,406	\$442,406
2024	\$377,406	\$65,000	\$442,406	\$411,175
2023	\$400,677	\$65,000	\$465,677	\$373,795
2022	\$333,642	\$55,000	\$388,642	\$339,814
2021	\$253,922	\$55,000	\$308,922	\$308,922
2020	\$253,923	\$55,000	\$308,923	\$308,923

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.