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Address: [1243 CROSS CREEK DR](#)
City: KENNEDALE
Georeference: 40285H-2-67R
Subdivision: STEEPLECHASE ESTATES ADDITION
Neighborhood Code: 1L110A

Latitude: 32.6427133559
Longitude: -97.1974748283
TAD Map: 2090-352
MAPSCO: TAR-108G



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

PROPERTY DATA

Legal Description: STEEPLECHASE ESTATES
ADDITION Block 2 Lot 67R

Jurisdictions:

CITY OF KENNEDALE (014)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNEDEALE ISD (914)

State Code: A

Year Built: 1996

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (40098)

Protest Deadline Date: 5/24/2024

Site Number: 06932258

Site Name: STEEPLECHASE ESTATES ADDITION-2-67R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,730

Percent Complete: 100%

Land Sqft^{*}: 16,727

Land Acres^{*}: 0.3840

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

FRANCO ROXANNA

Primary Owner Address:

1243 CROSS CREEK DR
KENNEDEALE, TX 76060

Deed Date: 10/26/2020

Deed Volume:

Deed Page:

Instrument: [D220279355](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MONROE ROMY E;MONROE TODD	5/28/2014	D214110243	0000000	0000000
WEHR ROBERT W	9/25/2012	D212264687	0000000	0000000
WEHR KIM L;WEHR ROBERT W	9/12/1996	00126580002381	0012658	0002381
CHOICE HOMES-TEXAS INC	1/1/1996	000000000000000	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	\$232,910	\$75,000	\$307,910	\$307,910
2024	\$299,000	\$75,000	\$374,000	\$374,000
2023	\$327,000	\$60,000	\$387,000	\$387,000
2022	\$294,278	\$60,000	\$354,278	\$354,278
2021	\$308,065	\$22,000	\$330,065	\$330,065
2020	\$265,366	\$22,000	\$287,366	\$287,366

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

There are no exemptions for this property

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.