



Address: [8748 HUNTERS POINT WAY](#)
City: FORT WORTH
Georeference: 14678E-2-13
Subdivision: FOX RUN ADDITION-FORT WORTH
Neighborhood Code: 4S002A

Latitude: 32.6139302963
Longitude: -97.3770678198
TAD Map: 2036-344
MAPSCO: TAR-103U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOX RUN ADDITION-FORT WORTH Block 2 Lot 13

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: 1998

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 07076134

Site Name: FOX RUN ADDITION-FORT WORTH-2-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,899

Percent Complete: 100%

Land Sqft^{*}: 6,456

Land Acres^{*}: 0.1482

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:

AMERICAN RESIDENTIAL LEA CO LL

Primary Owner Address:

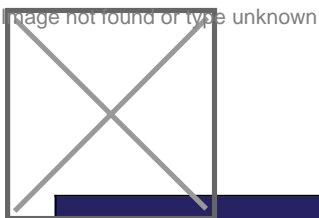
23975 PARK SORRENTO STE 300
CALABASAS, CA 91302

Deed Date: 7/7/2014

Deed Volume:

Deed Page:

Instrument: d214163729



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ESCOTO EDGAR	9/20/2013	D213249144	0000000	0000000
DAHL SUSAN K	9/19/2013	D213249143	0000000	0000000
BOWLES DANIEL;BOWLES SUSAN BOWLES	5/10/2006	D206167110	0000000	0000000
REO MANAGEMENT 2004 INC	2/24/2006	D206064782	0000000	0000000
SFJV 2004-1 LLC	1/3/2006	D206009184	0000000	0000000
OLIVER VANESSA P	9/17/2003	D203374666	0000000	0000000
WACHOVIA BANK NA	5/6/2003	00167730000161	0016773	0000161
PHERIGO KEITH	11/25/2000	00146270000240	0014627	0000240
JACOB JOHN	11/24/2000	00147310000014	0014731	0000014
SECRETARY OF HOUSING & URBAN	8/29/2000	00145010000340	0014501	0000340
CHASE MANHATTAN MORTGAGE CORP	3/7/2000	00142530000079	0014253	0000079
MILLER AMBER M;MILLER DANIEL E	8/11/1998	00133910000166	0013391	0000166
CENTEX HOMES	1/1/1997	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	\$155,555	\$50,000	\$205,555	\$205,555
2024	\$196,074	\$50,000	\$246,074	\$246,074
2023	\$231,628	\$50,000	\$281,628	\$281,628
2022	\$175,112	\$35,000	\$210,112	\$210,112
2021	\$153,000	\$35,000	\$188,000	\$188,000
2020	\$134,154	\$35,000	\$169,154	\$169,154

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.