



Address: [8701 RACQUET CLUB DR](#)
City: FORT WORTH
Georeference: 45255H-2-12
Subdivision: WATERCHASE ESTATES ADDITION
Neighborhood Code: 1B200Z

Latitude: 32.7697360281
Longitude: -97.1664984642
TAD Map: 2102-400
MAPSCO: TAR-067U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATERCHASE ESTATES
ADDITION Block 2 Lot 12

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

Site Number: 07132514

Site Name: WATERCHASE ESTATES ADDITION-2-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,292

Percent Complete: 100%

Land Sqft^{*}: 19,928

Land Acres^{*}: 0.4575

State Code: A

Year Built: 2017

Personal Property Account: N/A

Agent: TARRANT PROPERTY TAX SERVICE (00065)

Notice Sent Date: 4/15/2025

Notice Value: \$611,944

Protest Deadline Date: 5/24/2024

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:

KAWSARA SABAH M
KAWSARA FATIMA

Primary Owner Address:

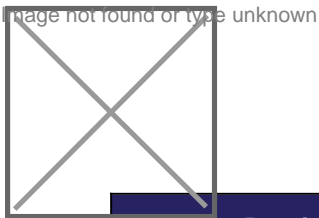
8701 RACQUET CLUB DR
FORT WORTH, TX 76120

Deed Date: 6/21/2018

Deed Volume:

Deed Page:

Instrument: [D218136531](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KAWSARA SABAH M	11/23/2004	D204376066	0000000	0000000
CONINE RESID-WATERCHASE EST	3/8/2000	00142790000217	0014279	0000217
CONINE RESIDENTIAL GROUP	1/1/1998	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	\$445,000	\$75,000	\$520,000	\$520,000
2024	\$536,944	\$75,000	\$611,944	\$567,424
2023	\$502,782	\$75,000	\$577,782	\$515,840
2022	\$429,520	\$75,000	\$504,520	\$468,945
2021	\$351,314	\$75,000	\$426,314	\$426,314
2020	\$351,314	\$75,000	\$426,314	\$426,314

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.