



Address: [8821 RACQUET CLUB DR](#)
City: FORT WORTH
Georeference: 45255H-3-13
Subdivision: WATERCHASE ESTATES ADDITION
Neighborhood Code: 1B200Z

Latitude: 32.7712049533
Longitude: -97.1621786835
TAD Map: 2102-400
MAPSCO: TAR-067Q



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

PROPERTY DATA

Legal Description: WATERCHASE ESTATES
ADDITION Block 3 Lot 13

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)

State Code: A

Year Built: 2023

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$250,000

Protest Deadline Date: 8/16/2024

Site Number: 07132603

Site Name: WATERCHASE ESTATES ADDITION-3-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 5,116

Percent Complete: 100%

Land Sqft^{*}: 35,719

Land Acres^{*}: 0.8200

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:

JEFF AND KIMBERLY NELSON REVOCABLE TRUST

Primary Owner Address:

PO BOX 24023
FORT WORTH, TX 76124

Deed Date: 2/11/2025

Deed Volume:

Deed Page:

Instrument: [D225022960](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NELSON KIMBERLY A;NELSON THOMAS JEFFERSON JR	11/9/2020	D220293789		
OUDA MAHER NEHAD	1/28/2020	D220022260		
MAHMOUD SALAH;NAWASH EMAN MOHAMMAD	3/5/2019	D219043000		
MAHMOUD SALAH	2/11/2019	D219027668		
WISSLER CLAUS	4/26/2018	D218090154		
MCPHERSON LORI;MCPHERSON RALPH D	2/24/2015	D215043447		
LLOYD DIANE F;LLOYD DOUGLAS G	3/15/2012	D212067949	0000000	0000000
BERGMAN CRAIG ALAN	9/1/2006	D206281300	0000000	0000000
CONINE RESID-WATERCHASE EST	3/8/2000	00142790000217	0014279	0000217
CONINE RESIDENTIAL GROUP	1/1/1998	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	\$175,000	\$75,000	\$250,000	\$250,000
2024	\$175,000	\$75,000	\$250,000	\$250,000
2023	\$0	\$75,000	\$75,000	\$75,000
2022	\$0	\$75,000	\$75,000	\$75,000
2021	\$0	\$75,000	\$75,000	\$75,000
2020	\$0	\$75,000	\$75,000	\$75,000

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

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- 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.