



Address: [8613 TRACE RIDGE PKWY](#)
City: FORT WORTH
Georeference: 42406-6-4
Subdivision: TRACE RIDGE ADDITION
Neighborhood Code: 3K800C

Latitude: 32.8957000873
Longitude: -97.2825779841
TAD Map: 2066-444
MAPSCO: TAR-036F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRACE RIDGE ADDITION Block
6 Lot 4

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Protest Deadline Date: 5/24/2024

Site Number: 07144636
Site Name: TRACE RIDGE ADDITION-6-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,860
Percent Complete: 100%
Land Sqft^{*}: 7,150
Land Acres^{*}: 0.1641
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:

FELCZAK HENRY J
FELCZAK SANDRA L

Primary Owner Address:
8613 TRACE RIDGE PKWY
KELLER, TX 76244-6973

Deed Date: 6/29/2000
Deed Volume: 0014434
Deed Page: 0000102
Instrument: 00144340000102

Previous Owners	Date	Instrument	Deed Volume	Deed Page
D R HORTON TEXAS LTD	1/1/1998	0000000000000000	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	\$210,314	\$70,000	\$280,314	\$280,314
2024	\$269,528	\$70,000	\$339,528	\$339,528
2023	\$335,976	\$70,000	\$405,976	\$315,700
2022	\$237,000	\$50,000	\$287,000	\$287,000
2021	\$237,000	\$50,000	\$287,000	\$286,000
2020	\$210,000	\$50,000	\$260,000	\$260,000

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

- 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.