



**Address:** [853 THOMAS CROSSING DR](#)  
**City:** FORT WORTH  
**Georeference:** 41847-8-12  
**Subdivision:** THOMAS CROSSING ADDITION  
**Neighborhood Code:** 1A030A

**Latitude:** 32.5565455408  
**Longitude:** -97.3004971108  
**TAD Map:** 2060-320  
**MAPSCO:** TAR-119Z



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** THOMAS CROSSING ADDITION  
Block 8 Lot 12

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BURLESON ISD (922)

**State Code:** A  
**Year Built:** 2006  
**Personal Property Account:** N/A  
**Agent:** THE RAY TAX GROUP LLC (01008)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07217811  
**Site Name:** THOMAS CROSSING ADDITION-8-12  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 4,893  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 11,969  
**Land Acres<sup>\*</sup>:** 0.2747  
**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
W KELLY VANDEVER REVOCABLE TRUST AGREEMENT  
**Primary Owner Address:**  
1225 COAST VILLAGE RD SUITE C  
SANTA BARBARA, CA 93108

**Deed Date:** 3/9/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222156166 CWD](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAXON ASSET SECURITIES TRUST 2007-02 MORTGAGE LOAN ASSET	1/7/2020	<a href="#">D220011950</a>		
WILLIAMS CHARLES	9/3/2019	<a href="#">D219201933</a>		
WILLIAMS TERRIE	7/30/2019	<a href="#">D219173420</a>		
WILLIAMS CHARLES;WILLIAMS TERRIE	2/2/2011	<a href="#">D214010924</a>	0000000	0000000
DEUTSCHE BANK NATIONAL TR	2/1/2011	<a href="#">D211033698</a>	0000000	0000000
WILLIAMS CHARLES;WILLIAMS TERRIE	3/29/2007	<a href="#">D207128813</a>	0000000	0000000
WELLS P KNEBLICK;WELLS PHILLIP	7/14/2005	<a href="#">D207252684</a>	0000000	0000000
THOMAS CROSSING LLC	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 <sup>+</sup>
2025	\$444,662	\$112,500	\$557,162	\$557,162
2024	\$551,420	\$112,500	\$663,920	\$663,920
2023	\$535,526	\$112,500	\$648,026	\$648,026
2022	\$457,265	\$100,000	\$557,265	\$557,265
2021	\$340,000	\$100,000	\$440,000	\$440,000
2020	\$370,000	\$100,000	\$470,000	\$470,000

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

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.