



Address: [9400 CARSON RANCH RD](#)
City: TARRANT COUNTY
Georeference: 6528-1-1
Subdivision: CARSON RANCH ESTATES ADDITION
Neighborhood Code: 4B030I

Latitude: 32.6066876524
Longitude: -97.3756596429
TAD Map: 2036-340
MAPSCO: TAR-103Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CARSON RANCH ESTATES
ADDITION Block 1 Lot 1

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A
Year Built: 2002
Personal Property Account: N/A
Agent: None
Notice Sent Date: 5/1/2025
Notice Value: \$394,538
Protest Deadline Date: 5/24/2024

Site Number: 07527217
Site Name: CARSON RANCH ESTATES ADDITION-1-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,837
Percent Complete: 100%
Land Sqft^{*}: 45,611
Land Acres^{*}: 1.0471
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:
MATHIS FRED E II
Primary Owner Address:
9400 CARSON RANCH RD
CROWLEY, TX 76036-9704

Deed Date: 1/30/2003
Deed Volume: 0016365
Deed Page: 0000125
Instrument: 00163650000125

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEST COMM INVESTMENTS LP	1/1/1999	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	\$243,750	\$71,250	\$315,000	\$315,000
2024	\$323,288	\$71,250	\$394,538	\$356,991
2023	\$345,008	\$52,250	\$397,258	\$324,537
2022	\$274,741	\$52,250	\$326,991	\$295,034
2021	\$246,535	\$52,250	\$298,785	\$268,213
2020	\$200,662	\$52,250	\$252,912	\$243,830

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.