



Address: [3613 CRIPPLE CREEK TR](#)
City: FORT WORTH
Georeference: 24319-6-19
Subdivision: LOST SPURS ADDITION
Neighborhood Code: 3K700F

Latitude: 32.9776917913
Longitude: -97.2837456282
TAD Map: 2066-476
MAPSCO: TAR-008P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LOST SPURS ADDITION Block 6
Lot 19

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$392,478

Protest Deadline Date: 5/24/2024

Site Number: 07566123

Site Name: LOST SPURS ADDITION-6-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,856

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

BEAM NICK
BEAM LULA

Primary Owner Address:

3613 CRIPPLE CREEK TR
ROANOKE, TX 76262-5885

Deed Date: 12/23/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205387955](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARDER GAVIN G;CARDER MIWA S	7/10/2001	00150360000320	0015036	0000320
KB HOME LONE STAR LP	1/17/2001	00147050000297	0014705	0000297
KARUFMAN & BROAD LONE STAR LP	11/10/2000	00146150000200	0014615	0000200
LOST SPURS LAND LP	1/1/2000	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	\$327,478	\$65,000	\$392,478	\$392,478
2024	\$327,478	\$65,000	\$392,478	\$388,078
2023	\$352,559	\$65,000	\$417,559	\$352,798
2022	\$307,039	\$45,000	\$352,039	\$320,725
2021	\$246,568	\$45,000	\$291,568	\$291,568
2020	\$229,205	\$45,000	\$274,205	\$274,205

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.