



**Address:** [8044 GERANIUM LN](#)  
**City:** FORT WORTH  
**Georeference:** 7850D-1-49  
**Subdivision:** COLUMBUS HEIGHTS ADDITION  
**Neighborhood Code:** 4S004F

**Latitude:** 32.6237873654  
**Longitude:** -97.4004995425  
**TAD Map:** 2030-348  
**MAPSCO:** TAR-103N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COLUMBUS HEIGHTS  
ADDITION Block 1 Lot 49

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CROWLEY ISD (912)

**State Code:** A

**Year Built:** 2001

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07622104

**Site Name:** COLUMBUS HEIGHTS ADDITION-1-49

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,923

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,588

**Land Acres<sup>\*</sup>:** 0.2430

**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:**

MORENO ABEL

MORENO NORMA A

**Primary Owner Address:**

8044 GERANIUM LN  
FORT WORTH, TX 76123-1893

**Deed Date:** 7/28/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220181441](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WELCH JAMES;WELCH LESLI D	6/4/2008	<a href="#">D208216078</a>	0000000	0000000
NEWMAN LISA;NEWMAN STEPHEN	8/4/2006	<a href="#">D206244605</a>	0000000	0000000
GILL DONALD;GILL ERIN A	3/26/2002	00155680000258	0015568	0000258
WEEKLEY HOMES LP	3/19/2001	00147870000472	0014787	0000472
HILLWOOD RLP 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 <sup>+</sup>
2025	\$412,837	\$75,000	\$487,837	\$487,837
2024	\$412,837	\$75,000	\$487,837	\$487,837
2023	\$426,730	\$75,000	\$501,730	\$448,029
2022	\$352,299	\$55,000	\$407,299	\$407,299
2021	\$310,757	\$55,000	\$365,757	\$365,757
2020	\$285,696	\$55,000	\$340,696	\$340,696

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.