



Address: [5485 PECAN CREEK CIR](#)
City: FORT WORTH
Georeference: 44715R-25-2
Subdivision: VILLAGES OF WOODLAND SPRINGS
Neighborhood Code: 3K600T

Latitude: 32.9438067193
Longitude: -97.2646058957
TAD Map: 2072-464
MAPSCO: TAR-022H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND SPRINGS Block 25 Lot 2

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07638264

Site Name: VILLAGES OF WOODLAND SPRINGS-25-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,027

Percent Complete: 100%

Land Sqft^{*}: 4,950

Land Acres^{*}: 0.1136

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:

NARASIMHA TRUST

Primary Owner Address:

413 E GRINNELL DR
BURBANK, CA 91501

Deed Date: 1/19/2021

Deed Volume:

Deed Page:

Instrument: [D221020549](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HARIRAO MURALIKRISHNA	1/15/2021	D221018215		
NARASIMHA TRUST	12/6/2017	D217284419		
VILLANUEVA ANNA;VILLANUEVA IVAN	8/21/2014	D214188303		
GAMBLE JERRY L	4/19/2002	00156290000239	0015629	0000239
CONTINENTAL HOMES OF TEXAS LP	7/26/2001	00150510000030	0015051	0000030
KELLER PROPERTY JV	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	\$310,410	\$65,000	\$375,410	\$375,410
2024	\$310,410	\$65,000	\$375,410	\$375,410
2023	\$340,339	\$65,000	\$405,339	\$405,339
2022	\$259,464	\$50,000	\$309,464	\$309,464
2021	\$195,867	\$50,000	\$245,867	\$245,867
2020	\$196,802	\$50,000	\$246,802	\$246,802

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.