



Address: [12204 SWEET CHERRY CT](#)
City: FORT WORTH
Georeference: 44715R-10-11
Subdivision: VILLAGES OF WOODLAND SPRINGS
Neighborhood Code: 3K600Q

Latitude: 32.9478421639
Longitude: -97.2574369176
TAD Map: 2072-464
MAPSCO: TAR-023E



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 10 Lot 11

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: 2002

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$374,881

Protest Deadline Date: 5/24/2024

Site Number: 07641540

Site Name: VILLAGES OF WOODLAND SPRINGS-10-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,059

Percent Complete: 100%

Land Sqft^{*}: 6,987

Land Acres^{*}: 0.1603

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:

STEVEN & SUZANNE MAIR REVOCABLE TRUST

Primary Owner Address:

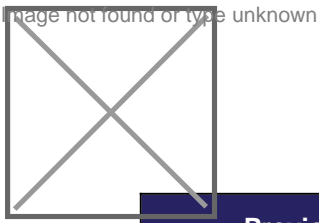
12204 SWEET CHERRY CT
FORT WORTH, TX 76244

Deed Date: 6/24/2024

Deed Volume:

Deed Page:

Instrument: [D224119108](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MAIR STEVEN;MAIR SUZANNE	12/13/2005	D205381139	0000000	0000000
MOCK MARK B;MOCK RITA	9/20/2002	00159960000244	0015996	0000244
SANDLIN HOMES INC	10/3/2000	00145570000299	0014557	0000299
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	\$304,881	\$70,000	\$374,881	\$322,070
2024	\$304,881	\$70,000	\$374,881	\$292,791
2023	\$310,611	\$70,000	\$380,611	\$266,174
2022	\$233,495	\$60,000	\$293,495	\$241,976
2021	\$159,978	\$60,000	\$219,978	\$219,978
2020	\$159,978	\$60,000	\$219,978	\$219,978

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.