



Address: [14009 SPRING WAY DR](#)
City: TARRANT COUNTY
Georeference: 18138H-6-16
Subdivision: HIGHLANDS AT WILLOW SPRINGS
Neighborhood Code: 2Z300F

Latitude: 32.9824596904
Longitude: -97.4096248587
TAD Map: 2024-476
MAPSCO: TAR-004M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HIGHLANDS AT WILLOW SPRINGS Block 6 Lot 16
Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)
State Code: A
Year Built: 2002
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$603,605
Protest Deadline Date: 5/24/2024

Site Number: 07652070
Site Name: HIGHLANDS AT WILLOW SPRINGS-6-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,801
Percent Complete: 100%
Land Sqft^{*}: 49,087
Land Acres^{*}: 1.1268
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:
VISCOUNT DAVID CAHAL OF IR EXPRESS TRUST
O'BRIEN DAVID
Primary Owner Address:
100 PLAZA PL SUITE300 PMB1023
NORTHLAKE, TX 76226

Deed Date: 2/26/2024
Deed Volume:
Deed Page:
Instrument: [D224041091](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
O'BRIEN DAVID;O'BRIEN VICTORIA	6/27/2013	D213171860	0000000	0000000
BLACK LINDA K;BLACK MARTIN E	9/6/2002	00159650000335	0015965	0000335
PWP CONSTRUCTION LTD	12/27/2001	00153890000159	0015389	0000159
WILLOW SPRINGS JV LLC	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	\$478,529	\$125,076	\$603,605	\$603,605
2024	\$478,529	\$125,076	\$603,605	\$546,988
2023	\$482,724	\$95,076	\$577,800	\$497,262
2022	\$458,159	\$85,076	\$543,235	\$452,056
2021	\$325,884	\$85,076	\$410,960	\$410,960
2020	\$325,884	\$85,076	\$410,960	\$410,960

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.