



Image not found or type unknown

Address: [8504 SAFFRON DR](#)
City: FORT WORTH
Georeference: 40672B-7-17
Subdivision: SUMMER CREEK RANCH ADDITION
Neighborhood Code: 4S0040

Latitude: 32.618333166
Longitude: -97.3960163892
TAD Map: 2030-344
MAPSCO: TAR-103N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUMMER CREEK RANCH
ADDITION Block 7 Lot 17

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$307,111

Protest Deadline Date: 5/24/2024

Site Number: 07724055

Site Name: SUMMER CREEK RANCH ADDITION-7-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,087

Percent Complete: 100%

Land Sqft^{*}: 7,811

Land Acres^{*}: 0.1793

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:

LINO KIRBY

Primary Owner Address:

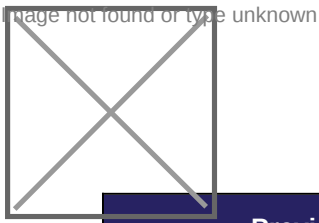
8504 SAFFRON DR
FORT WORTH, TX 76123

Deed Date: 12/9/2019

Deed Volume:

Deed Page:

Instrument: [D219285443](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JONES JOANNA M;JONES MICHAEL T	9/13/2002	00159840000413	0015984	0000413
LEGACY/MONTEREY HOMES LP	2/21/2002	00154890000194	0015489	0000194
LUMBERMAN'S INVESTMENT CORP	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	\$247,111	\$60,000	\$307,111	\$297,945
2024	\$247,111	\$60,000	\$307,111	\$270,859
2023	\$266,013	\$60,000	\$326,013	\$246,235
2022	\$225,454	\$45,000	\$270,454	\$223,850
2021	\$158,500	\$45,000	\$203,500	\$203,500
2020	\$158,500	\$45,000	\$203,500	\$203,500

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.