



Address: [8500 TERRA COTA LN](#)
City: FORT WORTH
Georeference: 40672B-10-17
Subdivision: SUMMER CREEK RANCH ADDITION
Neighborhood Code: 4S0040

Latitude: 32.6184962255
Longitude: -97.3911895028
TAD Map: 2030-344
MAPSCO: TAR-103P



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 10 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: None

Protest Deadline Date: 5/24/2024

Site Number: 07724969

Site Name: SUMMER CREEK RANCH ADDITION-10-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,610

Percent Complete: 100%

Land Sqft^{*}: 7,498

Land Acres^{*}: 0.1721

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:

SHAHI PUSHKAR

SHAHI ANGIE

Primary Owner Address:

6513 TRINITY HEIGHTS BLVD
FORT WORTH, TX 76132

Deed Date: 4/9/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210087738](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ERLANDSON CHARLES;ERLANDSON JACQUE	11/27/2007	D207426055	0000000	0000000
LEWIS KEVIN N	9/13/2002	00159840000415	0015984	0000415
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	\$246,000	\$60,000	\$306,000	\$306,000
2024	\$285,000	\$60,000	\$345,000	\$345,000
2023	\$283,100	\$60,000	\$343,100	\$343,100
2022	\$245,000	\$45,000	\$290,000	\$290,000
2021	\$159,000	\$45,000	\$204,000	\$204,000
2020	\$159,000	\$45,000	\$204,000	\$204,000

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.