



Address: [9228 FRIENDSWOOD DR](#)
City: FORT WORTH
Georeference: 40672B-27-1
Subdivision: SUMMER CREEK RANCH ADDITION
Neighborhood Code: 4S004N

Latitude: 32.6076062312
Longitude: -97.3893104624
TAD Map: 2030-340
MAPSCO: TAR-103X



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 27 Lot 1

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: 2005

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$302,236

Protest Deadline Date: 5/24/2024

Site Number: 07725922

Site Name: SUMMER CREEK RANCH ADDITION-27-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size ⁺⁺⁺: 1,795

Percent Complete: 100%

Land Sqft ^{*}: 6,525

Land Acres ^{*}: 0.1497

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:

DE LOS RIOS JESUS
DE LOS RIOS MARIA

Primary Owner Address:

9228 FRIENDSWOOD DR
FORT WORTH, TX 76123-2726

Deed Date: 3/4/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209069983](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WELLS FARGO BANK NA	1/6/2009	D209008721	0000000	0000000
SANCHEZ GUSTAVO;SANCHEZ LILIANA	7/26/2005	D205230033	0000000	0000000
LEGACY/MONTEREY HOMES LP	2/6/2004	D204046188	0000000	0000000
LUMBERMAN'S INVESTMENT CORP	1/1/2000	000000000000000	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	\$242,236	\$60,000	\$302,236	\$302,236
2024	\$242,236	\$60,000	\$302,236	\$284,067
2023	\$261,513	\$60,000	\$321,513	\$258,243
2022	\$210,134	\$45,000	\$255,134	\$234,766
2021	\$168,424	\$45,000	\$213,424	\$213,424
2020	\$161,043	\$45,000	\$206,043	\$202,280

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.