



Address: [5300 ROYAL BURGESS DR](#)
City: FORT WORTH
Georeference: 24812C-12-27
Subdivision: MARINE CREEK ESTATES ADDITION
Neighborhood Code: 2N040H

Latitude: 32.8314985227
Longitude: -97.4076468264
TAD Map: 2024-420
MAPSCO: TAR-046M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARINE CREEK ESTATES
ADDITION Block 12 Lot 27

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- LAKE WORTH ISD (910)

State Code: A
Year Built: 2001
Personal Property Account: N/A
Agent: OWNWELL INC (12140)
Notice Sent Date: 4/15/2025
Notice Value: \$222,000
Protest Deadline Date: 5/24/2024

Site Number: 07835744
Site Name: MARINE CREEK ESTATES ADDITION-12-27
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,462
Percent Complete: 100%
Land Sqft^{*}: 5,500
Land Acres^{*}: 0.1262
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:
TRICON SFR 2024-3 BORROWER LLC
Primary Owner Address:
15771 RED HILL AVE STE 100
TUSTIN, CA 92780

Deed Date: 8/8/2024
Deed Volume:
Deed Page:
Instrument: [D224142817](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAH 2017-1 BORROWER LLC	8/23/2017	D217196853		
SBY 2014-1 BORROWER LLC	8/12/2014	D214178764		
2012-C PROPERTY HOLDINGS LLC	4/23/2013	D213106800	0000000	0000000
CORNISH TIMOTHY F	1/25/2002	00154430000044	0015443	0000044
CENTEX HOMES	1/1/2001	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	\$138,214	\$60,000	\$198,214	\$198,214
2024	\$162,000	\$60,000	\$222,000	\$222,000
2023	\$218,085	\$40,000	\$258,085	\$258,085
2022	\$161,591	\$40,000	\$201,591	\$201,591
2021	\$130,167	\$40,000	\$170,167	\$170,167
2020	\$130,167	\$40,000	\$170,167	\$170,167

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.