



**Address:** [8941 WATERCHASE CIR](#)  
**City:** FORT WORTH  
**Georeference:** 45255H-4-8  
**Subdivision:** WATERCHASE ESTATES ADDITION  
**Neighborhood Code:** 1B200Q

**Latitude:** 32.770746268  
**Longitude:** -97.1579805314  
**TAD Map:** 2102-400  
**MAPSCO:** TAR-067V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WATERCHASE ESTATES  
ADDITION Block 4 Lot 8

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07863241  
**Site Name:** WATERCHASE ESTATES ADDITION-4-8  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 4,772  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 77,057  
**Land Acres<sup>\*</sup>:** 1.7689  
**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

MCCARTY BILLY J  
MCCARTY CONNIE

**Primary Owner Address:**  
8941 WATERCHASE CIR  
FORT WORTH, TX 76120-2865

**Deed Date:** 4/25/2002  
**Deed Volume:** 0015673  
**Deed Page:** 0000364  
**Instrument:** 00156730000364

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONINE RESID-WATERCHASE EST	1/1/2001	0000000000000000	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 <sup>+</sup>
2025	\$509,536	\$151,250	\$660,786	\$660,786
2024	\$509,536	\$151,250	\$660,786	\$660,582
2023	\$511,847	\$159,210	\$671,057	\$600,529
2022	\$386,725	\$159,210	\$545,935	\$545,935
2021	\$377,643	\$159,210	\$536,853	\$536,853
2020	\$397,000	\$180,000	\$577,000	\$577,000

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

- 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.