



**Address:** [8637 LARIAT CIR](#)  
**City:** FORT WORTH  
**Georeference:** 8537M-7-22  
**Subdivision:** COVENTRY HILLS ADDITION  
**Neighborhood Code:** 3K800D

**Latitude:** 32.8959549347  
**Longitude:** -97.2781534619  
**TAD Map:** 2066-444  
**MAPSCO:** TAR-036G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COVENTRY HILLS ADDITION  
Block 7 Lot 22

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$365,506

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

**Site Number:** 07864167

**Site Name:** COVENTRY HILLS ADDITION-7-22

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,928

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,227

**Land Acres<sup>\*</sup>:** 0.1199

**Pool:** N

<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:**

BUSH DYLAN

BUSH KAREN

**Primary Owner Address:**

8637 LARIAT CIR  
FORT WORTH, TX 76244-7995

**Deed Date:** 12/28/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212045628](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF VETERAN AFFAIRS	5/5/2011	<a href="#">D211116570</a>	0000000	0000000
WELLS FARGO BANK N A	5/3/2011	<a href="#">D211110679</a>	0000000	0000000
STAPPS STEVEN	12/17/2002	00162380000006	0016238	0000006
RENAISSANCE FINE HOMES INC	5/13/2002	00157230000182	0015723	0000182
SOUTHFORK DEV LTD	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 <sup>+</sup>
2025	\$250,000	\$60,000	\$310,000	\$310,000
2024	\$305,506	\$60,000	\$365,506	\$301,166
2023	\$320,410	\$60,000	\$380,410	\$273,787
2022	\$249,000	\$45,000	\$294,000	\$248,897
2021	\$202,385	\$45,000	\$247,385	\$226,270
2020	\$183,824	\$45,000	\$228,824	\$205,700

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.