



**Address:** [5309 APPALACHIAN WAY](#)  
**City:** FORT WORTH  
**Georeference:** 34285-6-4  
**Subdivision:** RIDGEVIEW ESTATES ADDITION  
**Neighborhood Code:** 4S001D

**Latitude:** 32.6374971463  
**Longitude:** -97.405442483  
**TAD Map:** 2024-352  
**MAPSCO:** TAR-102H



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RIDGEVIEW ESTATES  
ADDITION Block 6 Lot 4  
**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:** OWNWELL INC (12140)  
**Notice Sent Date:** 5/1/2025  
**Notice Value:** \$363,685  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07882254  
**Site Name:** RIDGEVIEW ESTATES ADDITION-6-4  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 2,200  
**Percent Complete:** 100%  
**Land Sqft\*** : 6,600  
**Land Acres\*** : 0.1515  
**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:**  
CRAIG ROBERT  
CRAIG NANCY  
**Primary Owner Address:**  
5309 APPALACHIAN WAY  
FORT WORTH, TX 76123-2820  
**Deed Date:** 3/31/2009  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D209086801](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DODSON CHRISTINA;DODSON PATRICK	6/15/2006	<a href="#">D206210499</a>	0000000	0000000
SHAW CHARLES G;SHAW PATRICIA	4/28/2003	00166550000241	0016655	0000241
STEVE HAWKINS CUSTOM HOMES INC	8/28/2002	00159530000088	0015953	0000088
GBR REALTY 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	\$303,685	\$60,000	\$363,685	\$363,685
2024	\$303,685	\$60,000	\$363,685	\$335,816
2023	\$306,645	\$60,000	\$366,645	\$305,287
2022	\$229,915	\$50,000	\$279,915	\$277,534
2021	\$202,304	\$50,000	\$252,304	\$252,304
2020	\$183,527	\$50,000	\$233,527	\$233,527

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.