



**Address:** [8217 CEDARCREST LN](#)  
**City:** FORT WORTH  
**Georeference:** 40456C-S-17  
**Subdivision:** STONE MEADOW ADDITION-FT WORTH  
**Neighborhood Code:** 4S004J

**Latitude:** 32.622432959  
**Longitude:** -97.3933993138  
**TAD Map:** 2030-344  
**MAPSCO:** TAR-103P



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** STONE MEADOW ADDITION-FT WORTH Block S Lot 17

**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:** 2003  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 40011275  
**Site Name:** STONE MEADOW ADDITION-FT WORTH-S-17  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,114  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,500  
**Land Acres<sup>\*</sup>:** 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:**

KIRBY SCOTT RAYMOND  
KIRBY NANCY  
**Primary Owner Address:**  
8217 CEDARCREST LN  
FORT WORTH, TX 76123

**Deed Date:** 12/22/2017  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D217298764](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY W17 LLC	10/19/2017	<a href="#">D217249459</a>		
OPENDOOR PROPERTY W17 LLC	10/12/2017	<a href="#">D217242229</a>		
HAMLETT JOHN W III;HAMLETT VANES	6/6/2003	00168210000194	0016821	0000194
LEGACY/MONTEREY HOMES LP	7/3/2002	00158000000100	0015800	0000100
HULEN PARK VENTURE LLC	1/1/2002	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	\$251,073	\$60,000	\$311,073	\$311,073
2024	\$251,073	\$60,000	\$311,073	\$311,073
2023	\$260,937	\$60,000	\$320,937	\$285,927
2022	\$234,992	\$45,000	\$279,992	\$259,934
2021	\$191,304	\$45,000	\$236,304	\$236,304
2020	\$174,642	\$45,000	\$219,642	\$219,642

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.