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**Address:** [3925 THOROUGHbred TR](#)  
**City:** FORT WORTH  
**Georeference:** 32926C-20-1  
**Subdivision:** POYNTER CROSSING ADDITION  
**Neighborhood Code:** 4S002F

**Latitude:** 32.6107323735  
**Longitude:** -97.379772591  
**TAD Map:** 2036-340  
**MAPSCO:** TAR-103U



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

## PROPERTY DATA

**Legal Description:** POYNTER CROSSING  
ADDITION Block 20 Lot 1

**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

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$372,860

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

**Site Number:** 40068196

**Site Name:** POYNTER CROSSING ADDITION-20-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,385

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,289

**Land Acres<sup>\*</sup>:** 0.1673

**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:**

MUHAMMAD CAVON

**Primary Owner Address:**

3925 THOROUGHbred TR  
FORT WORTH, TX 76123

**Deed Date:** 6/10/2009

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D209164459](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MAINSTREAM PROPERTIES INC ETAL	8/9/2008	<a href="#">D208359030</a>	0000000	0000000
DEUTSCHE BANK NATIONAL TR CO	5/15/2008	<a href="#">D208222353</a>	0000000	0000000
MORTGAGE ELEC REG SYS INC	5/6/2008	<a href="#">D208175359</a>	0000000	0000000
STIDUM NURISHA;STIDUM REGINALD	11/20/2003	<a href="#">D203443043</a>	0000000	0000000
CENTEX HOMES INC	1/1/2002	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	\$322,860	\$50,000	\$372,860	\$372,860
2024	\$322,860	\$50,000	\$372,860	\$350,787
2023	\$330,534	\$50,000	\$380,534	\$318,897
2022	\$257,108	\$35,000	\$292,108	\$289,906
2021	\$228,551	\$35,000	\$263,551	\$263,551
2020	\$206,330	\$35,000	\$241,330	\$241,330

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.