



**Address:** [317 ROCK HILL DR](#)  
**City:** CROWLEY  
**Georeference:** 25813-1-27  
**Subdivision:** MESA VISTA ADDITION  
**Neighborhood Code:** 4B012A

**Latitude:** 32.5723540192  
**Longitude:** -97.3467449405  
**TAD Map:** 2042-328  
**MAPSCO:** TAR-118Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MESA VISTA ADDITION Block 1  
Lot 27

**Jurisdictions:**

CITY OF CROWLEY (006)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CROWLEY ISD (912)

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Site Number:** 40240967

**Site Name:** MESA VISTA ADDITION-1-27

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,790

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,581

**Land Acres<sup>\*</sup>:** 0.1510

**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:**

KIBBY ROAD LLC

**Primary Owner Address:**

559 W MAIN ST  
MERCED, CA 95340

**Deed Date:** 5/27/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222141739](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HEADRICK JEB;HEADRICK SARAH K	12/22/2016	<a href="#">D216301349</a>		
KIBBY ROAD LLC	12/19/2016	<a href="#">D216296644</a>		
ALLEN DORIS ALLEN;ALLEN ROBERT	10/29/2004	<a href="#">D204366150</a>	0000000	0000000
SIERRA DEVELOPERS INC	4/28/2003	00166680000270	0016668	0000270
TEXAS MESA VISTA 2000 LTD	1/1/2003	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	\$194,830	\$36,196	\$231,026	\$231,026
2024	\$255,530	\$36,196	\$291,726	\$291,726
2023	\$261,000	\$40,000	\$301,000	\$301,000
2022	\$187,000	\$40,000	\$227,000	\$227,000
2021	\$168,720	\$40,000	\$208,720	\$208,720
2020	\$143,827	\$40,000	\$183,827	\$183,827

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

There are no exemptions for this property

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.