



Address: [656 MINKEL DR](#)
City: CROWLEY
Georeference: 8674-K-11
Subdivision: CRESCENT SPRINGS RANCH I & II
Neighborhood Code: 4B012F

Latitude: 32.589263983
Longitude: -97.3428202377
TAD Map: 2048-332
MAPSCO: TAR-118G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CRESCENT SPRINGS RANCH I & II Block K Lot 11

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

State Code: A
Year Built: 2006
Personal Property Account: N/A
Agent: ROBERT OLA COMPANY LLC dba OLA TAX (600955)
Protest Deadline Date: 5/24/2024

Site Number: 40637220
Site Name: CRESCENT SPRINGS RANCH I & II-K-11
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,679
Percent Complete: 100%
Land Sqft^{*}: 5,536
Land Acres^{*}: 0.1270

+++ Rounded.
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
RAJAPANDI PANDIAN
Primary Owner Address:
3296 GLENCOE CIR
SAN RAMON, CA 94582

Deed Date: 7/10/2015
Deed Volume:
Deed Page:
Instrument: [D215156982](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONRAD CORINNE K	10/3/2006	D206321576	0000000	0000000
BLOOMFIELD HOMES LP	4/28/2006	D206130843	0000000	0000000
CRESCENT SPRINGS RANCH PRTN	1/1/2004	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 ⁺
2025	\$201,766	\$60,000	\$261,766	\$261,766
2024	\$210,000	\$60,000	\$270,000	\$270,000
2023	\$210,000	\$40,000	\$250,000	\$250,000
2022	\$189,906	\$40,000	\$229,906	\$229,906
2021	\$155,221	\$40,000	\$195,221	\$195,221
2020	\$130,000	\$40,000	\$170,000	\$170,000

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.