



Address: [4949 TRAIL CREEK DR](#)
City: FORT WORTH
Georeference: 1909D-8-13
Subdivision: BEAR CREEK VISTA
Neighborhood Code: 3K3001

Latitude: 32.9248642363
Longitude: -97.2764510262
TAD Map: 2066-456
MAPSCO: TAR-022Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEAR CREEK VISTA Block 8 Lot 13

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: TIMOTHY BYRNS (05710)

Notice Sent Date: 4/15/2025

Notice Value: \$350,000

Protest Deadline Date: 5/24/2024

Site Number: 40728013

Site Name: BEAR CREEK VISTA-8-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,959

Percent Complete: 100%

Land Sqft^{*}: 5,000

Land Acres^{*}: 0.1147

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:

BUGH KATIE

BUGH CHRISTOPHER

Primary Owner Address:

4949 TRAIL CREEK DR
KELLER, TX 76244

Deed Date: 10/30/2020

Deed Volume:

Deed Page:

Instrument: [D220283793](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCCANN ANTHONY M	2/16/2020	D220119673		
MCCANN ANTHONY M;MCCANN TRACIE	10/25/2005	D205333677	0000000	0000000
HMH LIFESTYLES LP	5/10/2005	D205147188	0000000	0000000
JABEZ DEVELOPMENT LP	1/1/2005	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 ⁺
2025	\$285,000	\$65,000	\$350,000	\$330,594
2024	\$285,000	\$65,000	\$350,000	\$300,540
2023	\$350,194	\$65,000	\$415,194	\$273,218
2022	\$280,000	\$45,000	\$325,000	\$248,380
2021	\$180,800	\$45,000	\$225,800	\$225,800
2020	\$180,800	\$45,000	\$225,800	\$225,800

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.