



Address: [8412 COMANCHE SPRINGS DR](#)
City: FORT WORTH
Georeference: 1605-31-10
Subdivision: BAR C RANCH
Neighborhood Code: 2N100Z

Latitude: 32.8931493337
Longitude: -97.3663252246
TAD Map: 2036-444
MAPSCO: TAR-034E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BAR C RANCH Block 31 Lot 10

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2020

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$277,181

Protest Deadline Date: 5/24/2024

Site Number: 40794946
Site Name: BAR C RANCH-31-10
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,448
Percent Complete: 100%
Land Sqft^{*}: 5,500
Land Acres^{*}: 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

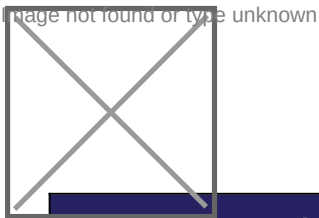
Current Owner:

THE LINDA JO WILLIAMS TRUST

Primary Owner Address:

8412 COMANCHE SPRINGS DR
FORT WORTH, TX 76131

Deed Date: 11/7/2024
Deed Volume:
Deed Page:
Instrument: [D224201013](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS LINDA JO	11/19/2020	D220305582		
D R HORTON - TEXAS LTD	6/30/2020	D220155389		
FORESTAR (USA) REAL ESTATE GROUP INC	3/29/2012	D212079897	0000000	0000000
CL REALTY LLC	12/31/2009	D210188863	0000000	0000000
CL TEXAS LP	1/1/2005	000000000000000	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	\$202,181	\$75,000	\$277,181	\$277,181
2024	\$202,181	\$75,000	\$277,181	\$277,181
2023	\$240,629	\$55,000	\$295,629	\$286,809
2022	\$205,735	\$55,000	\$260,735	\$260,735
2021	\$155,412	\$55,000	\$210,412	\$210,412
2020	\$0	\$38,500	\$38,500	\$38,500

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.