



Address: [316 CRESCENT RIDGE DR](#)
City: FORT WORTH
Georeference: 9615B-K-16
Subdivision: DEER VALLEY-FT WORTH
Neighborhood Code: 1A020J

Latitude: 32.6027693443
Longitude: -97.3146898196
TAD Map: 2054-340
MAPSCO: TAR-105X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DEER VALLEY-FT WORTH
Block K Lot 16

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BURLESON ISD (922)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 40871312
Site Name: DEER VALLEY-FT WORTH-K-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,480
Percent Complete: 100%
Land Sqft^{*}: 5,227
Land Acres^{*}: 0.1199
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:

STEELE NICHOLAS
STEELE ASHLEY

Primary Owner Address:

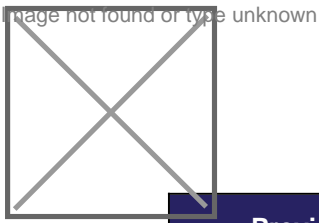
316 CRESCENT RIDGE DR
FORT WORTH, TX 76140

Deed Date: 10/25/2018

Deed Volume:

Deed Page:

Instrument: [D218238548](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAUMGARTNER JULIA A	5/22/2015	D215120734		
MCEACHERN JULIA A KIDD	4/12/2006	D206117454	0000000	0000000
CENTEX HOMES	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	\$173,533	\$45,000	\$218,533	\$218,533
2024	\$173,533	\$45,000	\$218,533	\$218,533
2023	\$209,720	\$45,000	\$254,720	\$213,093
2022	\$174,612	\$30,000	\$204,612	\$193,721
2021	\$146,419	\$30,000	\$176,419	\$176,110
2020	\$130,100	\$30,000	\$160,100	\$160,100

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.