



Address: [12204 TREELINE DR](#)
City: FORT WORTH
Georeference: 10973-D-15
Subdivision: EDGEWOOD
Neighborhood Code: 4B012D

Latitude: 32.5805857475
Longitude: -97.3342448139
TAD Map: 2048-332
MAPSCO: TAR-118M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDGEWOOD Block D Lot 15

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2014

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$344,000

Protest Deadline Date: 5/24/2024

Site Number: 40901564

Site Name: EDGEWOOD-D-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,443

Percent Complete: 100%

Land Sqft^{*}: 6,970

Land Acres^{*}: 0.1600

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:

WILLIS TERENCE
WILLIS SHAWNEEQUA

Primary Owner Address:

12204 TREELINE DR
FORT WORTH, TX 76036

Deed Date: 12/26/2020

Deed Volume:

Deed Page:

Instrument: [D221002375](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIS TERENCE	9/12/2014	D214201805		
BLOOMFIELD HOMES LP	12/28/2012	D212319573	0000000	0000000
MHI PARTNERSHIP LTD	12/1/2006	D206386889	0000000	0000000
CHOICE HOMES INC	4/21/2006	D206126255	0000000	0000000
210 EDGEWOOD 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	\$255,000	\$65,000	\$320,000	\$320,000
2024	\$279,000	\$65,000	\$344,000	\$338,800
2023	\$318,269	\$45,000	\$363,269	\$308,000
2022	\$235,000	\$45,000	\$280,000	\$280,000
2021	\$219,875	\$45,000	\$264,875	\$264,875
2020	\$200,704	\$45,000	\$245,704	\$243,986

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)
- DISABLED VET 10 to 29 PCT 11.22

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.