



Address: [9309 COMANCHE RIDGE DR](#)
City: FORT WORTH
Georeference: 23932-A-14R
Subdivision: LIBERTY CROSSING
Neighborhood Code: 2N100K

Latitude: 32.9051595462
Longitude: -97.3528749325
TAD Map: 2042-448
MAPSCO: TAR-034B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LIBERTY CROSSING Block A
Lot 14R

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: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40932702

Site Name: LIBERTY CROSSING-A-14R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,465

Percent Complete: 100%

Land Sqft^{*}: 5,865

Land Acres^{*}: 0.1346

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:

SIMPSON DWAYNE
SIMPSON KAREN
SIMPSON BRANDI

Primary Owner Address:

9309 COMANCHE RIDGE DR
FORT WORTH, TX 76131

Deed Date: 7/28/2022

Deed Volume:

Deed Page:

Instrument: [D222193683](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|-----------|----------------------------|-------------|-----------|
| BRIDGES J WOMACK;BRIDGES TINISHA | 9/27/2006 | D206306111 | 0000000 | 0000000 |
| HORIZON HOMES LTD | 1/2/2005 | D205005435 | 0000000 | 0000000 |
| MINT CREEK LTD | 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 | \$284,983 | \$75,000 | \$359,983 | \$359,983 |
| 2024 | \$284,983 | \$75,000 | \$359,983 | \$359,983 |
| 2023 | \$329,804 | \$45,000 | \$374,804 | \$374,804 |
| 2022 | \$266,430 | \$45,000 | \$311,430 | \$276,108 |
| 2021 | \$206,007 | \$45,000 | \$251,007 | \$251,007 |
| 2020 | \$206,967 | \$45,000 | \$251,967 | \$251,967 |

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.