



**Address:** [821 COPPIN DR](#)  
**City:** FORT WORTH  
**Georeference:** 12753B-1-10  
**Subdivision:** EMORY PLACE  
**Neighborhood Code:** 1B200L

**Latitude:** 32.7675082467  
**Longitude:** -97.2055507417  
**TAD Map:** 2090-400  
**MAPSCO:** TAR-066T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** EMORY PLACE Block 1 Lot 10

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2007

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$313,011

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40937631

**Site Name:** EMORY PLACE-1-10

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,756

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,405

**Land Acres<sup>\*</sup>:** 0.1699

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

AGUILAR ALMA

**Primary Owner Address:**

821 COPPIN DR  
FORT WORTH, TX 76120

**Deed Date:** 7/13/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215158622](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FEE BRENT L;FEE JENNIFER R	7/9/2007	<a href="#">D207249863</a>	0000000	0000000
CHELDAN HOMES LP	2/7/2006	<a href="#">D206046298</a>	0000000	0000000
EMORY PLACE 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 <sup>+</sup>
2025	\$258,011	\$55,000	\$313,011	\$308,243
2024	\$258,011	\$55,000	\$313,011	\$280,221
2023	\$259,225	\$55,000	\$314,225	\$254,746
2022	\$219,033	\$40,000	\$259,033	\$231,587
2021	\$170,534	\$40,000	\$210,534	\$210,534
2020	\$171,325	\$40,000	\$211,325	\$211,325

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.