



Address: [2012 JOYNER RANCH RD](#)
City: FORT WORTH
Georeference: 25119-4-1
Subdivision: MATADOR RANCH ADDITION
Neighborhood Code: 4S360B

Latitude: 32.6250619903
Longitude: -97.3494170561
TAD Map: 2042-348
MAPSCO: TAR-104Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MATADOR RANCH ADDITION
Block 4 Lot 1

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: 2015

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 40999637

Site Name: MATADOR RANCH ADDITION-4-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,854

Percent Complete: 100%

Land Sqft^{*}: 7,064

Land Acres^{*}: 0.1621

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:

ALVAREZ VICTOR
POOLE DIAMOND

Primary Owner Address:

2012 JOYNER RANCH RD
FORT WORTH, TX 76134

Deed Date: 12/28/2018

Deed Volume:

Deed Page:

Instrument: [D219000245](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANTARES MODEL HOLDING LLC	6/16/2016	D216141693		
ANTARES ACQUISITION LLC	4/8/2015	D215072375		
MATADOR RANCH PARTNERS LTD	1/1/2006	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	\$234,955	\$40,000	\$274,955	\$274,955
2024	\$234,955	\$40,000	\$274,955	\$274,955
2023	\$268,286	\$40,000	\$308,286	\$263,635
2022	\$235,777	\$40,000	\$275,777	\$239,668
2021	\$177,880	\$40,000	\$217,880	\$217,880
2020	\$163,271	\$40,000	\$203,271	\$203,271

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.