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Address: [8901 FLYING RANCH RD](#)
City: FORT WORTH
Georeference: 25119-7-4
Subdivision: MATADOR RANCH ADDITION
Neighborhood Code: 4S360B

Latitude: 32.6254350363
Longitude: -97.352723983
TAD Map: 2042-348
MAPSCO: TAR-104P



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

PROPERTY DATA

Legal Description: MATADOR RANCH ADDITION
Block 7 Lot 4

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: 2007

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$314,247

Protest Deadline Date: 5/24/2024

Site Number: 41000730

Site Name: MATADOR RANCH ADDITION-7-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,226

Percent Complete: 100%

Land Sqft^{*}: 5,750

Land Acres^{*}: 0.1320

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:

VALLECILLO BAYRON J

Primary Owner Address:

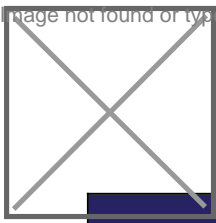
8901 FLYING RANCH RD
FORT WORTH, TX 76134

Deed Date: 10/18/2019

Deed Volume:

Deed Page:

Instrument: [D219242958](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DENG MENGREN	11/1/2013	D213294740	0000000	0000000
YUE CHUN KEUNG	10/10/2013	D213265767	0000000	0000000
SECRETARY OF HUD	12/18/2012	D213188860	0000000	0000000
BANK OF AMERICA NA	8/7/2012	D212237079	0000000	0000000
SANCHEZ MINERVA;SANCHEZ PAUL B	6/28/2007	D210156098	0000000	0000000
ANTARES ACQUISTION LLC	12/26/2006	D207011381	0000000	0000000
MATADOR RANCH PARTNERS LTD	1/1/2006	00000000000000	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	\$274,247	\$40,000	\$314,247	\$314,247
2024	\$274,247	\$40,000	\$314,247	\$308,512
2023	\$252,144	\$40,000	\$292,144	\$280,465
2022	\$263,260	\$40,000	\$303,260	\$254,968
2021	\$191,789	\$40,000	\$231,789	\$231,789
2020	\$163,920	\$40,000	\$203,920	\$203,920

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.