



Address: [8912 WAGGONER RANCH RD](#)
City: FORT WORTH
Georeference: 25119-7-17
Subdivision: MATADOR RANCH ADDITION
Neighborhood Code: 4S360B

Latitude: 32.6251560462
Longitude: -97.3523545786
TAD Map: 2042-348
MAPSCO: TAR-104P



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 7 Lot 17

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: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 41000889

Site Name: MATADOR RANCH ADDITION-7-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,514

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:

CANTU ESMERALDA

Primary Owner Address:

8912 WAGGONER RANCH RD
FORT WORTH, TX 76134

Deed Date: 3/27/2018

Deed Volume:

Deed Page:

Instrument: [D218076135](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CANTU ESMERALDA;ESCALANTE KENNY	3/30/2007	D207121588		
ESCALANTE KENNY	3/29/2007	D207121588	0000000	0000000
ANTARES ACQUISTION LLC	8/22/2006	D206273577	0000000	0000000
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	\$201,160	\$40,000	\$241,160	\$241,160
2024	\$201,160	\$40,000	\$241,160	\$240,779
2023	\$207,781	\$40,000	\$247,781	\$218,890
2022	\$193,295	\$40,000	\$233,295	\$198,991
2021	\$141,867	\$40,000	\$181,867	\$180,901
2020	\$124,455	\$40,000	\$164,455	\$164,455

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.