



Address: [11824 PECAN ORCHARD WAY](#)
City: TARRANT COUNTY
Georeference: 31200H-A-35
Subdivision: ORCHARDS, THE
Neighborhood Code: 2N500E

Latitude: 32.9450442205
Longitude: -97.4962570148
TAD Map: 2000-464
MAPSCO: TAR-016G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ORCHARDS, THE Block A Lot 35
Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
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
Notice Sent Date: 4/15/2025
Notice Value: \$971,753
Protest Deadline Date: 5/24/2024

Site Number: 41052722
Site Name: ORCHARDS, THE-A-35
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,012
Percent Complete: 100%
Land Sqft^{*}: 45,738
Land Acres^{*}: 1.0500
Pool: Y

⁺⁺⁺ Rounded.
^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
MESSING SHANE
MESSING TRACY
Primary Owner Address:
11824 PECAN ORCHARD WAY
FORT WORTH, TX 76179
Deed Date: 3/4/2019
Deed Volume:
Deed Page:
Instrument: [D219043156](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RICH JENNIFER;RICH SHAWN H	8/6/2008	D208316133	0000000	0000000
PROSPERITY BANK	1/1/2008	D208002121	0000000	0000000
PESCARA HOMES LLC	7/27/2006	D206248337	0000000	0000000
PEDEN ROAD 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	\$771,753	\$200,000	\$971,753	\$964,955
2024	\$771,753	\$200,000	\$971,753	\$877,232
2023	\$857,871	\$135,000	\$992,871	\$797,484
2022	\$637,294	\$135,000	\$772,294	\$724,985
2021	\$524,077	\$135,000	\$659,077	\$659,077
2020	\$526,402	\$135,000	\$661,402	\$661,402

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.