



Address: [5225 CEDAR BRUSH DR](#)
City: FORT WORTH
Georeference: 40672J-10-13
Subdivision: SUMMER CREEK SOUTH ADDITION
Neighborhood Code: 4S004I

Latitude: 32.6160189284
Longitude: -97.4059255226
TAD Map: 2024-344
MAPSCO: TAR-102V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUMMER CREEK SOUTH
ADDITION Block 10 Lot 13

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: 41065360
Site Name: SUMMER CREEK SOUTH ADDITION-10-13
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,463
Percent Complete: 100%
Land Sqft^{*}: 17,859
Land Acres^{*}: 0.4099
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:
LEE REYNALDO M
LEE ROSE ANN D
Primary Owner Address:
5225 CEDAR BRUSH DR
FORT WORTH, TX 76123

Deed Date: 4/17/2017
Deed Volume:
Deed Page:
Instrument: [D217106838](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARTER CYNTHIA E;CARTER JOHN M	8/12/2010	D210199970	0000000	0000000
RELOCATION ADVANTAGE LLC	7/2/2010	D210199969	0000000	0000000
RANGEL HECTOR;RANGEL REGINA	2/26/2008	D208072443	0000000	0000000
MERITAGE HOMES OF TEXAS LP	10/6/2006	D206322192	0000000	0000000
SUMMERCREEK SOUTH DEVELOPMENT	3/29/2006	D206108553	0000000	0000000
LEWISVILLE 7 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	\$356,665	\$70,000	\$426,665	\$426,665
2024	\$356,665	\$70,000	\$426,665	\$426,665
2023	\$363,111	\$70,000	\$433,111	\$433,111
2022	\$288,298	\$55,000	\$343,298	\$343,298
2021	\$254,412	\$55,000	\$309,412	\$309,412
2020	\$236,289	\$55,000	\$291,289	\$291,289

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

There are no exemptions for this property

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.