



Address: [9656 WILLOW BRANCH WAY](#)
City: FORT WORTH
Georeference: 40672B-53-14
Subdivision: SUMMER CREEK RANCH ADDITION
Neighborhood Code: 4S004N

Latitude: 32.6017838165
Longitude: -97.400450751
TAD Map: 2030-340
MAPSCO: TAR-103W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUMMER CREEK RANCH
ADDITION Block 53 Lot 14

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: 2014

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 41113195

Site Name: SUMMER CREEK RANCH ADDITION-53-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,547

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

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:

SMITH STEPHANIE M

Primary Owner Address:

9656 WILLOW BRANCH WAY
CROWLEY, TX 76036

Deed Date: 10/22/2014

Deed Volume:

Deed Page:

Instrument: [D214232881](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
D R HORTON TEXAS LTD	4/3/2014	D214067573	0000000	0000000
FORESTAR USA REAL EST GRP INC	3/29/2012	D212079898	0000000	0000000
CL REALTY LLC	12/31/2009	D210188863	0000000	0000000
CL TEXAS LP	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	\$207,451	\$60,000	\$267,451	\$267,451
2024	\$207,451	\$60,000	\$267,451	\$267,451
2023	\$223,754	\$60,000	\$283,754	\$283,754
2022	\$180,202	\$45,000	\$225,202	\$225,202
2021	\$144,857	\$45,000	\$189,857	\$189,857
2020	\$139,917	\$45,000	\$184,917	\$184,917

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.