



**Address:** [8757 RUNNING RIVER LN](#)  
**City:** FORT WORTH  
**Georeference:** 34587-8-15  
**Subdivision:** RIDGEVIEW FARMS  
**Neighborhood Code:** 2N100I

**Latitude:** 32.8972521751  
**Longitude:** -97.3393380072  
**TAD Map:** 2048-444  
**MAPSCO:** TAR-034D



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RIDGEVIEW FARMS Block 8 Lot 15

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A  
**Year Built:** 2011  
**Personal Property Account:** N/A  
**Agent:** TEXAS TAX PROTEST (05909)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 41136209  
**Site Name:** RIDGEVIEW FARMS-8-15  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,672  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 10,454  
**Land Acres<sup>\*</sup>:** 0.2399  
**Pool:** Y

<sup>+++</sup> Rounded.  
<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
BROWN MIKE JR  
**Primary Owner Address:**  
8757 RUNNING RIVER LN  
FORT WORTH, TX 76131

**Deed Date:** 11/23/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220309915](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YARBROUGH C R;YARBROUGH MICAH A	12/20/2011	<a href="#">D211307376</a>	0000000	0000000
DUNHILL HOMES DFW LLC	8/22/2011	<a href="#">D211206054</a>	0000000	0000000
RIDGEVIEW LOTS PARTNERS	5/20/2009	<a href="#">D209137157</a>	0000000	0000000
OREO CORP	10/7/2008	<a href="#">D208384608</a>	0000000	0000000
ROYCE HOMES/DALLAS LP	9/6/2006	<a href="#">D206290080</a>	0000000	0000000
HARMON ROAD/287 PARTNERS LP	1/1/2006	0000000000000000	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 <sup>+</sup>
2025	\$419,000	\$80,000	\$499,000	\$499,000
2024	\$419,000	\$80,000	\$499,000	\$499,000
2023	\$472,538	\$55,000	\$527,538	\$483,773
2022	\$391,546	\$55,000	\$446,546	\$439,794
2021	\$344,813	\$55,000	\$399,813	\$399,813
2020	\$297,250	\$55,000	\$352,250	\$352,250

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.