



Address: [637 WILDRIVER TR](#)
City: FORT WORTH
Georeference: 14563F-39-1
Subdivision: FOSSIL HILL ESTATES
Neighborhood Code: 2N100A

Latitude: 32.9107818295
Longitude: -97.3732765949
TAD Map: 2036-452
MAPSCO: TAR-019Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOSSIL HILL ESTATES Block 39
Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$395,585

Protest Deadline Date: 5/24/2024

Site Number: 41215133
Site Name: FOSSIL HILL ESTATES-39-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,510
Percent Complete: 100%
Land Sqft^{*}: 7,328
Land Acres^{*}: 0.1682
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:
ESPINOSA YVETTE
Primary Owner Address:
637 WILDRIVER
FORT WORTH, TX 76131

Deed Date: 7/9/2019
Deed Volume:
Deed Page:
Instrument: [D219149070](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BURROW EARL DEAN JR;GREEN LISHA ANN BURROW;MABRY CYNTHIA DEAN BURROW;MCKAY STEPHANIE LYNN BURROW	9/11/2018	D219098496		
BURROW ANN EST	7/15/2018	142-18-111825		
BURROW ANN EST;BURROW EARL EST	11/3/2009	D209293529	0000000	0000000
MHI PARTNERSHIP LTD	10/16/2008	D208398829	0000000	0000000
FHP PARTNERS 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	\$330,585	\$65,000	\$395,585	\$395,585
2024	\$330,585	\$65,000	\$395,585	\$384,441
2023	\$362,411	\$50,000	\$412,411	\$349,492
2022	\$268,280	\$50,000	\$318,280	\$317,720
2021	\$238,836	\$50,000	\$288,836	\$288,836
2020	\$238,836	\$50,000	\$288,836	\$288,836

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.