



Address: [12649 MOURNING DOVE LN](#)
City: FORT WORTH
Georeference: 42205-5-22
Subdivision: TIMBERLAND-FT WORTH
Neighborhood Code: 3K600L

Latitude: 32.9582628141
Longitude: -97.2633053308
TAD Map: 2072-468
MAPSCO: TAR-008Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TIMBERLAND-FT WORTH Block
5 Lot 22

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$260,187

Protest Deadline Date: 5/24/2024

Site Number: 41284887

Site Name: TIMBERLAND-FT WORTH-5-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,294

Percent Complete: 100%

Land Sqft^{*}: 5,485

Land Acres^{*}: 0.1259

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:

KERCHO MARK W
KERCHO JANICE ANN

Primary Owner Address:

12649 MOURNING DOVE LN
FORT WORTH, TX 76244-4385

Deed Date: 4/25/2014

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D214083819](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DRUCK DARRYL A	8/1/2008	D208312202	0000000	0000000
CENTEX HOMES	1/1/2007	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	\$175,000	\$65,000	\$240,000	\$240,000
2024	\$195,187	\$65,000	\$260,187	\$246,788
2023	\$201,324	\$65,000	\$266,324	\$224,353
2022	\$165,527	\$50,000	\$215,527	\$203,957
2021	\$135,415	\$50,000	\$185,415	\$185,415
2020	\$125,447	\$50,000	\$175,447	\$175,447

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.