



**Address:** [8529 GRAY SHALE DR](#)  
**City:** FORT WORTH  
**Georeference:** 3100A-4-16  
**Subdivision:** BOSWELL MEADOWS  
**Neighborhood Code:** 2N030A

**Latitude:** 32.8781354123  
**Longitude:** -97.3966379634  
**TAD Map:** 2030-440  
**MAPSCO:** TAR-033P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BOSWELL MEADOWS Block 4  
Lot 16

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2009

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 41339991

**Site Name:** BOSWELL MEADOWS-4-16

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,179

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,363

**Land Acres<sup>\*</sup>:** 0.1231

**Pool:** N

<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:**

HERNANDEZ JOHNNY BELTRAN  
AVELLANEDA MARIA ARACELI CORTEZ

**Primary Owner Address:**

8529 GRAY SHALE DR  
FORT WORTH, TX 76179

**Deed Date:** 6/13/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217156182](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROSE CHARIT;BROSE CHRISTOPHER	3/30/2010	<a href="#">D210076239</a>	0000000	0000000
HMH LIFESTYLES LP	9/25/2009	<a href="#">D209257052</a>	0000000	0000000
BOSWELL MEADOWS LP	3/17/2008	<a href="#">D208096303</a>	0000000	0000000
S J BOSWELL RIDGE DEV LP	1/1/2007	00000000000000	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	\$248,211	\$65,000	\$313,211	\$313,211
2024	\$248,211	\$65,000	\$313,211	\$313,211
2023	\$294,438	\$40,000	\$334,438	\$334,438
2022	\$212,037	\$40,000	\$252,037	\$252,037
2021	\$192,547	\$40,000	\$232,547	\$232,547
2020	\$172,868	\$40,000	\$212,868	\$212,868

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.