



Address: [9104 YELLOW CEDAR TR](#)
City: FORT WORTH
Georeference: 44358-12-12
Subdivision: VALLEY BROOK
Neighborhood Code: 3K300I

Latitude: 32.9048057192
Longitude: -97.2601079015
TAD Map: 2072-448
MAPSCO: TAR-036D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VALLEY BROOK Block 12 Lot 12

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2010

Personal Property Account: N/A

Agent: TEXAS TAX PROTEST (05909)

Notice Sent Date: 4/15/2025

Notice Value: \$334,861

Protest Deadline Date: 5/24/2024

Site Number: 41412095

Site Name: VALLEY BROOK-12-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,120

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

HAMILTON JARROD

HAMILTON SARAH

Primary Owner Address:

9104 YELLOW CEDAR TR
FORT WORTH, TX 76244-6934

Deed Date: 7/29/2011

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D211185833](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KB HOME LONE STAR LP	5/1/2009	D209121153	0000000	0000000
KBL II PARTNERS LTD	1/1/2008	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 ⁺
2025	\$274,861	\$60,000	\$334,861	\$334,861
2024	\$274,861	\$60,000	\$334,861	\$323,070
2023	\$283,000	\$60,000	\$343,000	\$293,700
2022	\$222,000	\$45,000	\$267,000	\$267,000
2021	\$211,104	\$45,000	\$256,104	\$245,571
2020	\$196,175	\$45,000	\$241,175	\$223,246

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.