



**Address:** [9017 QUARRY RIDGE TR](#)  
**City:** FORT WORTH  
**Georeference:** 44358-3-108  
**Subdivision:** VALLEY BROOK  
**Neighborhood Code:** 3K300I

**Latitude:** 32.903489955  
**Longitude:** -97.2594825921  
**TAD Map:** 2072-448  
**MAPSCO:** TAR-037A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VALLEY BROOK Block 3 Lot 108

**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:** 2009

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 41425774  
**Site Name:** VALLEY BROOK-3-108  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 1,560  
**Percent Complete:** 100%  
**Land Sqft\*:** 4,400  
**Land Acres\*:** 0.1010  
**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:**

CACDAC CHARLO D  
CACDAC LYDIA

**Primary Owner Address:**

9017 QUARRY RIDGE TR  
FORT WORTH, TX 76244-5197

**Deed Date:** 11/30/2009  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D209321130](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LENNAR HMS OF TEXAS LAND & CON	5/1/2009	<a href="#">D209121152</a>	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 <sup>+</sup>
2025	\$201,782	\$60,000	\$261,782	\$261,782
2024	\$201,782	\$60,000	\$261,782	\$261,782
2023	\$227,856	\$60,000	\$287,856	\$248,730
2022	\$193,526	\$45,000	\$238,526	\$226,118
2021	\$160,562	\$45,000	\$205,562	\$205,562
2020	\$149,394	\$45,000	\$194,394	\$194,394

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.