



Address: [9600 BOWMAN DR](#)
City: FORT WORTH
Georeference: 17781C-109-1
Subdivision: HERITAGE ADDITION-FORT WORTH
Neighborhood Code: 3K800J

Latitude: 32.9133295223
Longitude: -97.2729691935
TAD Map: 2066-452
MAPSCO: TAR-022Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HERITAGE ADDITION-FORT WORTH Block 109 Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CFW PID #7 HERITAGE - RESIDENTIAL (608)
KELLER ISD (907)

State Code: A

Year Built: 2011

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$684,251

Protest Deadline Date: 5/24/2024

Site Number: 41494148

Site Name: HERITAGE ADDITION-FORT WORTH-109-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,211

Percent Complete: 100%

Land Sqft^{*}: 12,632

Land Acres^{*}: 0.2899

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:

GRICE JANICE LYNN

Primary Owner Address:

9600 BOWMAN DR
FORT WORTH, TX 76244-9179

Deed Date: 12/8/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212302982](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRICE GERALD M	3/29/2012	D212142558	0000000	0000000
STANDARD PACIFIC OF TEXAS INC	2/1/2011	D211029568	0000000	0000000
HERITAGE 3B5A LP	1/1/2009	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	\$554,251	\$130,000	\$684,251	\$672,240
2024	\$554,251	\$130,000	\$684,251	\$611,127
2023	\$556,809	\$130,000	\$686,809	\$555,570
2022	\$395,064	\$110,000	\$505,064	\$505,064
2021	\$396,872	\$110,000	\$506,872	\$481,050
2020	\$327,318	\$110,000	\$437,318	\$437,318

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.