



**Address:** [5200 WINTERGRASS LN](#)  
**City:** FORT WORTH  
**Georeference:** 11069-9-2  
**Subdivision:** EDWARDS RANCH RIVERHILLS ADD  
**Neighborhood Code:** 4T025B

**Latitude:** 32.6911412716  
**Longitude:** -97.4022389677  
**TAD Map:** 2030-372  
**MAPSCO:** TAR-089E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** EDWARDS RANCH  
RIVERHILLS ADD Block 9 Lot 2

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2019

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$1,927,916

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

**Site Number:** 41594053

**Site Name:** EDWARDS RANCH RIVERHILLS ADD-9-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,521

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 13,460

**Land Acres<sup>\*</sup>:** 0.3089

**Pool:** Y

<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:**

CREWS CYNTHIA ANNE

**Primary Owner Address:**

5200 WINTERGRASS LN  
FORT WORTH, TX 76109

**Deed Date:** 9/8/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221242248](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WALKER PAIGE PETERSEN;WALKER ZACHARY	2/28/2020	<a href="#">D220049384</a>		
BOBECHE & BRANCH CONSTRUCTION GROUP LLC	2/11/2020	<a href="#">D220038155</a>		
G & L BRANCH IV LTD	6/12/2017	<a href="#">D217133601</a>		
HARTNETT WILL	7/5/2015	<a href="#">D216148536</a>		
TALLIS GROUP LLC	2/5/2013	<a href="#">D213030601</a>	0000000	0000000
CASSCO DEVELOPMENT CO INC	1/1/2012	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 <sup>+</sup>
2025	\$1,672,176	\$255,740	\$1,927,916	\$1,927,916
2024	\$1,672,176	\$255,740	\$1,927,916	\$1,917,190
2023	\$1,499,276	\$255,740	\$1,755,016	\$1,742,900
2022	\$1,260,533	\$255,740	\$1,516,273	\$1,516,273
2021	\$1,065,772	\$255,740	\$1,321,512	\$1,321,512
2020	\$728,233	\$255,740	\$983,973	\$983,973

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.