



**Address:** [604 TIERRA VISTA WAY](#)  
**City:** FORT WORTH  
**Georeference:** 45261N-17-15  
**Subdivision:** WATERSBEND NORTH  
**Neighborhood Code:** 2N100A

**Latitude:** 32.9179081549  
**Longitude:** -97.3721612913  
**TAD Map:** 2036-452  
**MAPSCO:** TAR-019V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WATERSBEND NORTH Block  
17 Lot 15 PLAT D216072710

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
NORTHWEST ISD (911)

**Site Number:** 800012150

**Site Name:** WATERSBEND NORTH 17 15 PLAT D216072710

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,102

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,000

**Land Acres<sup>\*</sup>:** 0.1148

**Pool:** N

**State Code:** A

**Year Built:** 2016

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Notice Value:** \$430,492

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

<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:**

HUMPHREY CHRISTOPHER M

**Primary Owner Address:**

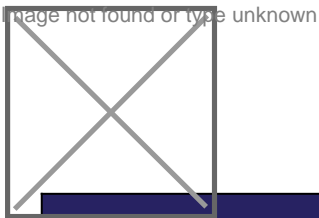
604 TIERRA VISTA  
FORT WORTH, TX 76131

**Deed Date:** 3/15/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224045393](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUMPHREY CHRISTOPHER M;HUMPHREY JELENA A	7/13/2017	<a href="#">D217159749</a>		

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	\$201,905	\$65,000	\$266,905	\$266,905
2024	\$365,492	\$65,000	\$430,492	\$380,653
2023	\$404,428	\$45,000	\$449,428	\$346,048
2022	\$309,902	\$45,000	\$354,902	\$314,589
2021	\$240,990	\$45,000	\$285,990	\$285,990
2020	\$240,990	\$45,000	\$285,990	\$285,990

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)
- DISABLED VET 70 to 99 PCT 11.22

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.