



Address: [852 RUTHERFORD DR](#)
City: CROWLEY
Georeference: 8674-W-14
Subdivision: CRESCENT SPRINGS RANCH I & II
Neighborhood Code: 4B012J

Latitude: 32.5885487507
Longitude: -97.3368744654
TAD Map: 2048-332
MAPSCO: TAR-118H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CRESCENT SPRINGS RANCH I
& II Block W Lot 14

Jurisdictions:
CITY OF CROWLEY (006)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)
State Code: A
Year Built: 2019
Personal Property Account: N/A
Agent: RYAN LLC (00320R)
Protest Deadline Date: 5/24/2024

Site Number: 800036320
Site Name: CRESCENT SPRINGS RANCH I & II W 14
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,742
Percent Complete: 100%
Land Sqft^{*}: 6,572
Land Acres^{*}: 0.1510
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:
HUDSON SFR PROPERTY HOLDINGS II LLC
Primary Owner Address:
4849 GREENVILLE AVE SUITE 500
DALLAS, TX 75206

Deed Date: 9/8/2021
Deed Volume:
Deed Page:
Instrument: [D221264047](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|---|-----------|----------------------------|-------------|-----------|
| SLAUGHENHAUPT BAILEY;SLAUGHENHAUPT DALE | 6/10/2019 | D219124809 | | |



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 | \$195,153 | \$60,000 | \$255,153 | \$255,153 |
| 2024 | \$220,668 | \$60,000 | \$280,668 | \$280,668 |
| 2023 | \$251,750 | \$50,000 | \$301,750 | \$301,750 |
| 2022 | \$229,059 | \$50,000 | \$279,059 | \$279,059 |
| 2021 | \$175,887 | \$50,000 | \$225,887 | \$225,887 |
| 2020 | \$164,931 | \$50,000 | \$214,931 | \$214,931 |

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

There are no exemptions for this property

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.