



**Address:** [9608 ABINGTON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 34234-16-16  
**Subdivision:** RICHMOND ADDN - FT WORTH  
**Neighborhood Code:** 2N1004

**Latitude:** 32.9104688715  
**Longitude:** -97.3584845142  
**TAD Map:** 2042-452  
**MAPSCO:** TAR-020X



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RICHMOND ADDN - FT WORTH  
Block 16 Lot 16

**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)

**State Code:** A  
**Year Built:** 2020  
**Personal Property Account:** N/A  
**Agent:** CHANDLER CROUCH (11730)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800043633  
**Site Name:** RICHMOND ADDN - FT WORTH 16 16  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,043  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,098  
**Land Acres<sup>\*</sup>:** 0.1400  
**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:**  
BALCH JOSEPH  
BALCH JORDAN PATRICIA  
**Primary Owner Address:**  
9608 ABINGTON AVE  
FORT WORTH, TX 76131

**Deed Date:** 10/23/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220275755](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERITAGE HOMES OF TEXAS LLC	8/2/2020	<a href="#">D220027513</a>		



## VALUES

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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	\$334,160	\$95,000	\$429,160	\$429,160
2024	\$334,160	\$95,000	\$429,160	\$429,160
2023	\$422,696	\$70,000	\$492,696	\$399,648
2022	\$293,316	\$70,000	\$363,316	\$363,316
2021	\$287,702	\$70,000	\$357,702	\$357,702
2020	\$0	\$49,000	\$49,000	\$49,000

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

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- 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.