



**Address:** [8053 MUDDY CREEK DR](#)  
**City:** FORT WORTH  
**Georeference:** 1605-32-26  
**Subdivision:** BAR C RANCH  
**Neighborhood Code:** 2N100Z

**Latitude:** 32.890207931  
**Longitude:** -97.3645970557  
**TAD Map:** 2036-444  
**MAPSCO:** TAR-034E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BAR C RANCH Block 32 Lot 26

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2020

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$334,562

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

**Site Number:** 800043897  
**Site Name:** BAR C RANCH 32 26  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,835  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,500  
**Land Acres<sup>\*</sup>:** 0.1263  
**Pool:** N

<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:**

COX NATHANIEL BRADFORD  
COX JESSICA

**Primary Owner Address:**  
8053 MUDDY CREEK DR  
FORT WORTH, TX 76131

**Deed Date:** 9/10/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220231687](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON - TEXAS LTD	3/5/2020	<a href="#">D220055381</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	\$259,562	\$75,000	\$334,562	\$334,562
2024	\$259,562	\$75,000	\$334,562	\$320,676
2023	\$309,658	\$55,000	\$364,658	\$291,524
2022	\$264,173	\$55,000	\$319,173	\$265,022
2021	\$198,579	\$55,000	\$253,579	\$240,929
2020	\$0	\$38,500	\$38,500	\$38,500

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.