



**Address:** [9017 DOVERGLEN DR](#)  
**City:** FORT WORTH  
**Georeference:** 45261S-42-31  
**Subdivision:** WATERSBEND SOUTH  
**Neighborhood Code:** 2N1002

**Latitude:** 32.8998412387  
**Longitude:** -97.3639272012  
**TAD Map:** 2036-448  
**MAPSCO:** TAR-034A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WATERSBEND SOUTH Block 42  
Lot 31 PLAT D220094059

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

**Site Number:** 800053014  
**Site Name:** WATERSBEND SOUTH 42 31  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,138  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,750  
**Land Acres<sup>\*</sup>:** 0.1320  
**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:**  
RACHEL EMANUEL  
COLLINS DRUCHELLE  
**Primary Owner Address:**  
9017 DOVERGLEN DR  
FORT WORTH, TX 76131

**Deed Date:** 11/6/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223207617](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RACHEL EMANUEL	3/25/2021	<a href="#">D221083147</a>		
D R HORTON - TEXAS LTD	10/8/2020	<a href="#">D220262237</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	\$280,887	\$65,000	\$345,887	\$345,887
2024	\$280,887	\$65,000	\$345,887	\$345,887
2023	\$342,958	\$65,000	\$407,958	\$330,548
2022	\$235,498	\$65,000	\$300,498	\$300,498
2021	\$67,774	\$65,000	\$132,774	\$132,774
0	\$0	\$0	\$0	\$0

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.