

Tarrant Appraisal District

Property Information | PDF

Account Number: 42796014

Address: 1312 ALDERWOOD LN

City: CROWLEY

Georeference: 20787-E-4

Subdivision: HUNTERS RIDGE PHASE I

Neighborhood Code: 4B012M

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

PROPERTY DATA

Legal Description: HUNTERS RIDGE PHASE I

Block E Lot 4

Jurisdictions:

CITY OF CROWLEY (006) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

CROWLEY ISD (912)

State Code: A Year Built: 2023

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800066071

Site Name: HUNTERS RIDGE PHASE I Block E Lot 4

Site Class: A1 - Residential - Single Family

Latitude: 32.5952462027

TAD Map: 2042-336 **MAPSCO:** TAR-118C

Longitude: -97.3447511492

Parcels: 1

Approximate Size+++: 2,049
Percent Complete: 100%

Land Sqft*: 8,352 Land Acres*: 0.1917

Pool: N

+++ Rounded.

OWNER INFORMATION

1312 ALDERWOOD LN

Current Owner:

FRAZIER RUSSELL R

Deed Date: 10/4/2023

Deed Volume:

Primary Owner Address:

Deed Page:

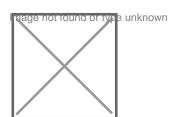
CROWLEY, TX 76036 Instrument: D223179883

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PURCHASING FUND 2020-1 LLC	8/30/2023	D223157441		

VALUES

07-07-2025 Page 1

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$298,383	\$75,000	\$373,383	\$373,383
2024	\$298,383	\$75,000	\$373,383	\$373,383
2023	\$0	\$35,738	\$35,738	\$35,738
2022	\$0	\$24,456	\$24,456	\$24,456
0	\$0	\$0	\$0	\$0

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

07-07-2025 Page 2

⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.