

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42869186

Latitude: 32.6555387534

**TAD Map:** 2048-360 MAPSCO: TAR-090Z

Longitude: -97.3324835086

Address: 39 GLEN CROSSINGS RD

City: EDGECLIFF VILLAGE Georeference: 44714K-A-12

Subdivision: VILLAGES AT EDGECLIFF SECTION 4

Neighborhood Code: 4S240J

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

### PROPERTY DATA

Legal Description: VILLAGES AT EDGECLIFF

SECTION 4 Block A Lot 12

Jurisdictions:

**EDGECLIFF VILLAGE (008)** Site Number: 800072766

**TARRANT COUNTY (220)** TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224) Site Class: A1 - Residential - Single Family

TARRANT COUNTY COLLEGE (225) Parcels: 1

CROWLEY ISD (912) Approximate Size+++: 2,538 State Code: A Percent Complete: 100%

Year Built: 2023 **Land Sqft**\*: 7,731 Personal Property Account: N/A Land Acres\*: 0.1775

Agent: None Pool: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

#### OWNER INFORMATION

**Current Owner:** 

OGUNSINA MONISOLA TITILOPE Deed Date: 6/30/2023

**OGUNSINA ADEKUNLE Deed Volume: Primary Owner Address: Deed Page:** 39 GLEN CROSSINGS RD

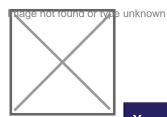
Instrument: D223120312 EDGECLIFF VILLAGE, TX 76134

# **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.

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$250,000	\$90,000	\$340,000	\$340,000
2024	\$273,179	\$90,000	\$363,179	\$363,179
2023	\$0	\$53,000	\$53,000	\$53,000
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.

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