

Tarrant Appraisal District

Property Information | PDF

Account Number: 42875488

Address: 8909 TIMBER GULCH CIR

City: FORT WORTH

Georeference: 32486-14-20 Subdivision: PIONEER POINT Neighborhood Code: 2N010E **Latitude:** 32.8854311209 **Longitude:** -97.4245655957

**TAD Map:** 2018-440

MAPSCO: TAR-032L



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

## **PROPERTY DATA**

Legal Description: PIONEER POINT Block 14 Lot

20

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)

EAGLE MTN-SAGINAW ISD (918)

State Code: A Year Built: 2022

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

**Site Number:** 800073578

**Site Name:** PIONEER POINT Block 14 Lot 20 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,776
Percent Complete: 100%

Land Sqft\*: 5,968 Land Acres\*: 0.1370

Pool: N

+++ Rounded.

## OWNER INFORMATION

**Current Owner:** 

OKOTCHA EVANS NNAMDI Primary Owner Address: 8909 TIMBER GULCH CIR FORT WORTH, TX 76179 **Deed Date:** 2/24/2023

Deed Volume: Deed Page:

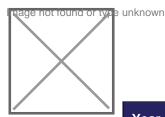
Instrument: D223032003

## **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.

07-12-2025 Page 1

<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	\$266,943	\$65,000	\$331,943	\$331,943
2024	\$266,943	\$65,000	\$331,943	\$331,943
2023	\$307,184	\$55,000	\$362,184	\$362,184
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.

07-12-2025 Page 2

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