

Tarrant Appraisal District

Property Information | PDF

Account Number: 42966840

Address: 8508 NIGHTFALL LN

City: FORT WORTH

Georeference: 1443-13-10 Subdivision: BAILEY PARK Neighborhood Code: 2N010B Latitude: 32.8770645321 Longitude: -97.4050200236

TAD Map: 2030-440 **MAPSCO:** TAR-033N



Googlet Mapd or type unknown

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

PROPERTY DATA

Legal Description: BAILEY PARK Block 13 Lot 10

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: 2023

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$214,835

Protest Deadline Date: 7/12/2024

Site Number: 800080790

Site Name: BAILEY PARK Block 13 Lot 10 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,847
Percent Complete: 100%

Land Sqft*: 6,360 Land Acres*: 0.1460

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

SIFONTES GARCIA JUAN E AMAYA GUARDADO NANCY VANESSA

Primary Owner Address: 8508 NIGHTFALL LN FORT WORTH, TX 76179

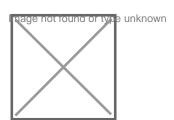
Deed Date: 4/9/2024 Deed Volume: Deed Page:

Instrument: D224062062

VALUES

07-03-2025 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	\$139,835	\$75,000	\$214,835	\$214,835
2024	\$139,835	\$75,000	\$214,835	\$214,835
2023	\$0	\$52,500	\$52,500	\$52,500
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.

07-03-2025 Page 2

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