



## LOCATION

**Address:** [812 GREER ST](#)

**City:** FORT WORTH

**Georeference:** 8610--7

**Subdivision:** CRANFILL SUBDIVISION

**Neighborhood Code:** 2M210D

**Latitude:** 32.7705921917

**Longitude:** -97.3325366334

**TAD Map:** 2048-400

**MAPSCO:** TAR-063N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CRANFILL SUBDIVISION Lot 7

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1918

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 00648396

**Site Name:** CRANFILL SUBDIVISION-7

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,680

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 4,900

**Land Acres<sup>\*</sup>:** 0.1124

**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:**

SERVIN JUAN  
SERVIN AMALIA

**Primary Owner Address:**

812 GREER ST  
FORT WORTH, TX 76102-1305

**Deed Date:** 12/18/1984

**Deed Volume:** 0008035

**Deed Page:** 0001604

**Instrument:** 00080350001604

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHAIRES LEONARD	9/27/1983	00076240001143	0007624	0001143
RAMIREZ FRANCISCO	12/31/1900	00000000000000	0000000	0000000

## VALUES

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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	\$0	\$0	\$0	\$0
2024	\$258,602	\$39,200	\$297,802	\$88,668
2023	\$196,913	\$39,200	\$236,113	\$80,607
2022	\$153,958	\$39,200	\$193,158	\$73,279
2021	\$50,100	\$39,200	\$89,300	\$66,617
2020	\$46,179	\$39,200	\$85,379	\$60,561

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

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- 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.