



LOCATION

Address: [8949 CREST RIDGE DR](#)
City: TARRANT COUNTY
Georeference: 8685-1-36
Subdivision: CREST POINT ADDITION
Neighborhood Code: 2N400C

Latitude: 32.8891593627
Longitude: -97.458640911
TAD Map: 2012-444
MAPSCO: TAR-031G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CREST POINT ADDITION Block
1 Lot 36

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 00656992

Site Name: CREST POINT ADDITION-1-36

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,794

Percent Complete: 100%

Land Sqft^{*}: 20,605

Land Acres^{*}: 0.4730

Pool: Y

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

GARCIA MARK D

GARCIA JACLYN

Primary Owner Address:

8949 CREST RIDGE DR
FORT WORTH, TX 76179-4021

Deed Date: 4/16/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210091828](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FANNIE MAE	11/3/2009	D209296710	0000000	0000000
WORLEY MELANIE DAWN	2/6/2003	00163920000121	0016392	0000121
WORLEY MATTHEW ROBERT	7/12/2001	00150490000236	0015049	0000236
WORLEY MELANIE D	5/17/2000	00143530000444	0014353	0000444
POULSEN A BETH;POULSEN JON R	8/15/1997	00128790000260	0012879	0000260
STEWART ELVIRA;STEWART THOMAS	6/27/1996	00124300000321	0012430	0000321
CARTWRIGHT JAMES;CARTWRIGHT MARIANNE	10/11/1995	00121390001971	0012139	0001971
CREST POINT	7/14/1989	00097790002004	0009779	0002004
LANG ERWIN C;LANG TERRY J	7/12/1985	00082310000000	0008231	0000000
CREST POINT	4/17/1985	00081530002071	0008153	0002071
HARBOR INC	12/31/1900	00000000000000	0000000	0000000

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](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$0	\$0	\$0	\$0
2024	\$456,852	\$150,000	\$606,852	\$483,080
2023	\$357,300	\$100,000	\$457,300	\$439,164
2022	\$299,240	\$100,000	\$399,240	\$399,240
2021	\$316,700	\$100,000	\$416,700	\$416,700
2020	\$296,482	\$93,518	\$390,000	\$390,000

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

- 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.