

LOCATION

Address: [4217 SHADY CREEK DR](#)
City: FORT WORTH
Georeference: 41300-12-2
Subdivision: TANGLEWOOD ADDITION-FORT WORTH
Neighborhood Code: 4T001Z

Latitude: 32.7075164886
Longitude: -97.3838568915
TAD Map: 2030-376
MAPSCO: TAR-075Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TANGLEWOOD ADDITION-FORT WORTH Block 12 Lot 2

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)

Site Number: 03089592
Site Name: TANGLEWOOD ADDITION-FORT WORTH-12-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,896
Percent Complete: 100%
Land Sqft^{*}: 11,250
Land Acres^{*}: 0.2582
Pool: N

State Code: A
Year Built: 1963
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

MOUSER NICHOLAS R
 MOUSER CHERYL L

Primary Owner Address:
 4217 SHADY CREEK DR
 FORT WORTH, TX 76109

Deed Date: 3/4/2016
Deed Volume:
Deed Page:
Instrument: [D216046701](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PROCTOR MARILYN M EST	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	\$85,250	\$618,750	\$704,000	\$704,000
2023	\$238,500	\$412,500	\$651,000	\$642,696
2022	\$185,462	\$412,538	\$598,000	\$584,269
2021	\$358,437	\$225,000	\$583,437	\$531,154
2020	\$257,867	\$225,000	\$482,867	\$482,867

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.