

LOCATION

Address: [8725 LANDERGIN MESA DR](#)
City: FORT WORTH
Georeference: 8363B-C-40
Subdivision: COPPER CREEK
Neighborhood Code: 2N100X

Latitude: 32.8975305009
Longitude: -97.3517799579
TAD Map: 2042-444
MAPSCO: TAR-034B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COPPER CREEK Block C Lot 40

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

Site Number: 800043391
Site Name: COPPER CREEK C 40
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,920
Percent Complete: 100%
Land Sqft^{*}: 7,386
Land Acres^{*}: 0.1696
Pool: N

State Code: A

Year Built: 2021

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:

KC NISHAN
 PARVATE RICHA

Primary Owner Address:
 8725 LANDERGIN MESA DR
 FORT WORTH, TX 76131

Deed Date: 8/12/2021
Deed Volume:
Deed Page:
Instrument: [D221243683](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KB HOME LONE STAR INC	9/1/2020	D220219678		

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	\$299,045	\$80,000	\$379,045	\$379,045
2023	\$331,357	\$60,000	\$391,357	\$366,770
2022	\$273,427	\$60,000	\$333,427	\$333,427
2021	\$0	\$42,000	\$42,000	\$42,000
2020	\$0	\$42,000	\$42,000	\$42,000

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.