



MINI PROPERTY REPORT

# 11621 Pine Creek Ct, Aledo, TX 76008



Presented by

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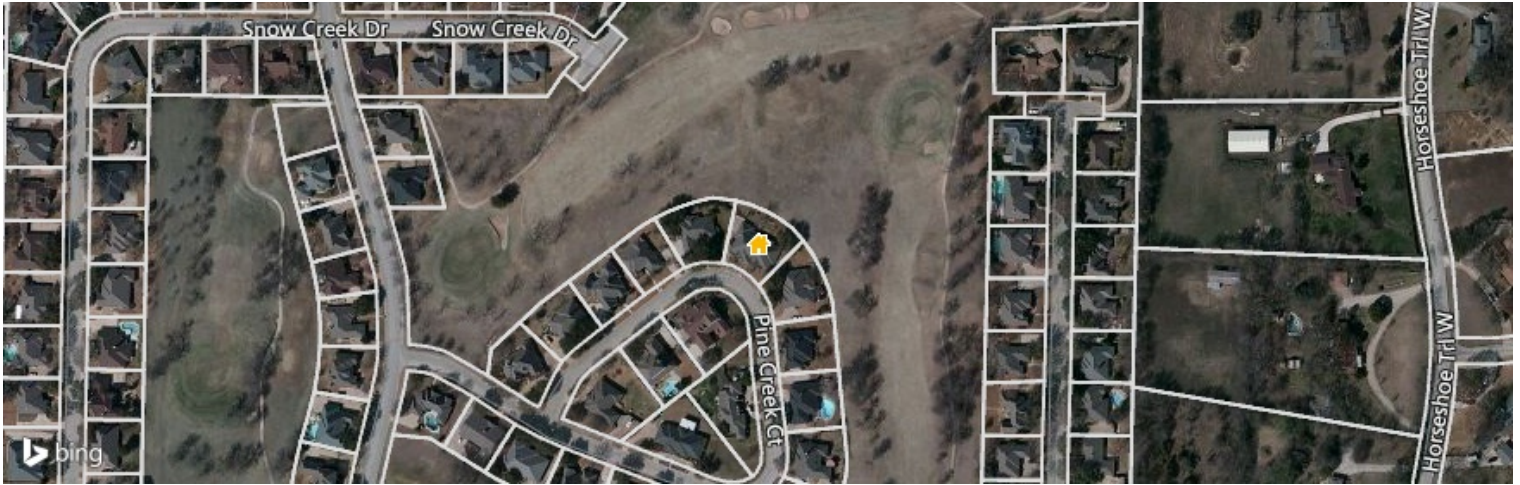
**Farris Realty**

3900 Lost Creek Boulevard  
Fort Worth, TX 76008

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# 11621 Pine Creek Ct, Aledo, TX 76008



Legend: 🏠 Subject Property

**OFF MARKET**

- Sold Date: 8/31/2015
- Public Record

## Current Estimated Value

# \$346,160

Last RVM® Update: 2/28/2017

➔ RVM® Change - Last 1 Month: –

➔ RVM® Change - Last 12 Months: –

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## Home Facts

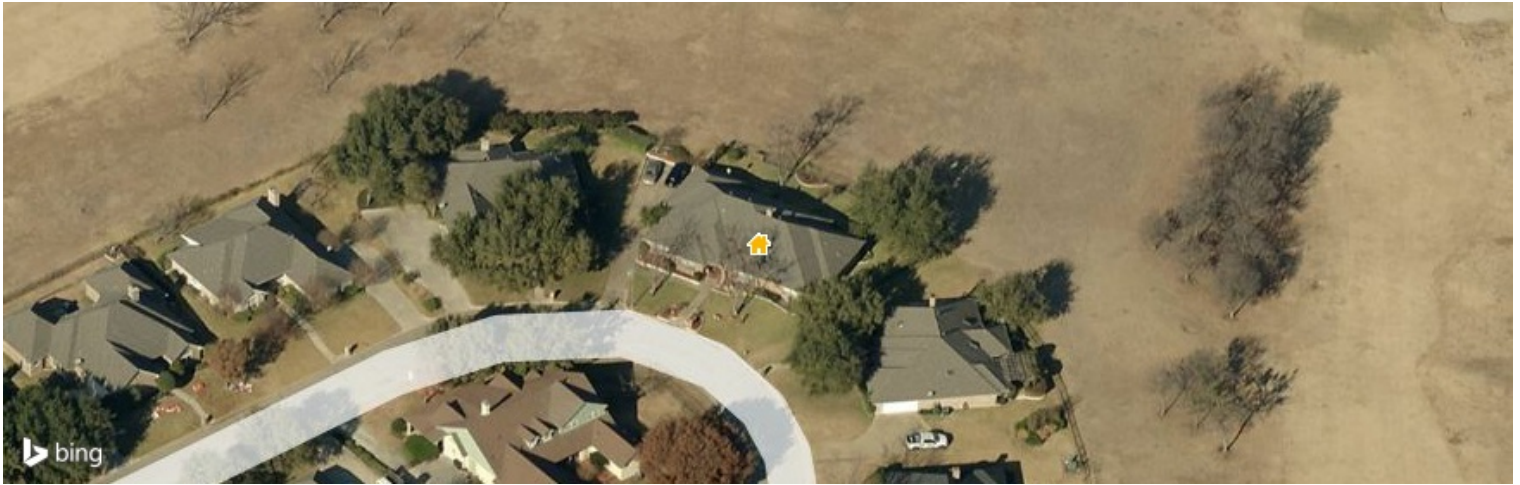
Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Single Family Residence	Single Family Residence	-
Property Subtype	Single Family	Res-Single Family	-
Bedrooms	4	4	-
Total Baths	3	3	-
Full Baths	3	3	-
Living Area (sq ft)	3,381	3,381	-
Lot Size	0.25 acres	0.25 acres	-
Lot Dimensions	11000 SF	-	-
Garage	Yes	Attached, Garage Door Opener, Outside Entrance, Oversized	-
Garage (spaces)	2	2	-
Year Built	1985	1985	-
Total Rooms	-	12	-
Style	-	Single Detached	-
Roofing	-	Composition	-
Heating	Central	Central Heat - Electric	-
Cooling	Central	Central Cool - Electric	-
Fireplaces	-	1	-
Foundation	-	Slab	-
Construction	Brick	Brick	-
Number of Stories	1	1	-

## Homeowner Facts

Owner Name (Public)	Farrow, Betty
Mailing Address	Po Box 946 Aledo TX 76008-0946
Owner Occupied	Yes



# Extended Home Facts



Legend: 🏠 Subject Property

### Interior Details

Garage	690 sq ft
Porch	456 sq ft
Porch	88 sq ft

### Exterior Details

Lot Size - Square Feet	11000 sq ft
Lot Size - Acres	0.253 ac

### Location Details

Walkability Score (out of 5) Overall: 0.3 | Amenity: 0.3 | Leisure: 0.5



# Property Photos







# Property History

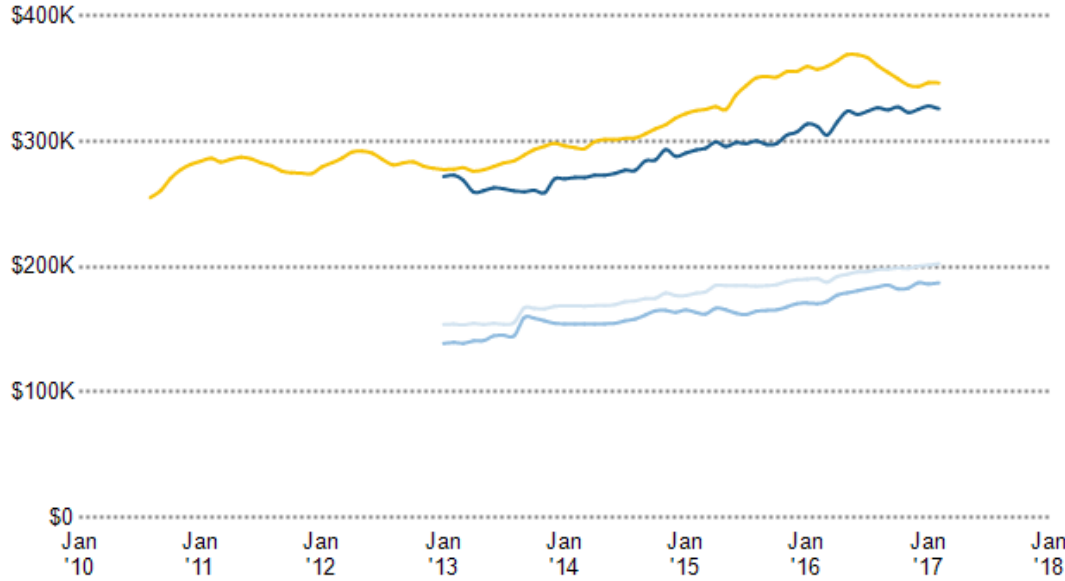
## Median Estimated Home Value

This chart displays property estimates for an area and a subject property, where one has been selected. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Valuation calculations based on public records and MLS sources where licensed

Update Frequency: Monthly

- This House
- 76008
- Tarrant County
- Texas



## Sales History

Sales Date	Sales Amount	Price per sq. ft.
8/16/1996	\$153,016	\$45

## Assessed Values

Date	Improvements	Land	Total	Tax
2016	\$324,146	\$60,500	\$384,646	—
2015	\$240,000	\$27,500	\$267,500	—
2014	\$240,000	\$27,500	\$267,500	\$6,937
2013	\$226,500	\$27,500	\$254,000	—
2012	\$224,700	\$27,500	\$252,200	\$6,528
2011	\$228,500	\$27,500	\$256,000	—
2009	\$246,600	\$27,500	\$274,100	\$7,081
2007	\$224,800	\$27,500	\$252,300	—
2006	\$224,800	\$27,500	\$252,300	—
2004	\$224,800	\$27,500	\$252,300	—

## Legal Description

<b>Parcel Number:</b> 24315-5-6	<b>Zoning:</b> —	<b>Census Tract:</b> 484391108.072032	<b>Abbreviated Description:</b> LOT:6 BLK:5 CITY/MUNI/TWP:FORT WORTH LOST CREEK ADDITION BLOCK 5 LOT 6 MAP REF:TAD 1988 380	<b>City/Municipality/Township:</b> Aledo, TX 76008
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## Mortgage Records

<b>Recording Date</b>	11/23/2009
<b>Borrower Name</b>	WILLIAM L FOWLER, PATRICIA M FOWLER
<b>Lender Name</b>	COMPASS BANK
<b>Lender Type</b>	Bank
<b>Loan Amount</b>	\$245,000
<b>Document Number</b>	D209307891
<b>Loan Type</b>	New Conventional
<b>Contract Date</b>	10/23/2009
<b>TD Due Date</b>	11/1/2039



## Deed Records

<b>Recording Date</b>	8/31/2015
<b>Document Type</b>	Warranty Deed
<b>Sales Price</b>	—
<b>Buyer Name</b>	BETTY FARROW
<b>Buyer ID</b>	Single Person or Individual
<b>Seller Name</b>	WILLIAM L FOWLER, PATRICIA M FOWLER
<b>Seller ID</b>	Husband and Wife
<b>Document #</b>	D215195956
<b>City Transfer Tax</b>	—
<b>County Transfer Tax</b>	—
<b>Total Transfer Tax</b>	—
<b>Contract Date</b>	8/26/2015
<b>Inter-family Transfer</b>	—





## Price per Bedroom of Homes Sold

\$87K 1

This chart shows the distribution of homes reported sold in the past six months at different prices per bedroom in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

 This House

## Median Sales Price by Square Footage

3,381 sq. ft. \$346,160

This chart shows the median price of homes reported sold in the past six months, according to the size of the living space (square footage sourced from public records). The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as non-disclosure states) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

 This House



# Neighborhood: Housing Stats and Charts

	76008	Tarrant County	Texas	USA
Median Estimated Home Value	\$326K	\$187K	\$203K	\$225K
Estimated Home Value 12-Month Change	+4.5%	+9.7%	+6.2%	+9.5%
Median List Price	\$430K	\$248K	\$250K	\$89K
List Price 1-Month Change	+6.2%	+2.1%	+0.4%	+4.7%
List Price 12-Month Change	+3.1%	+18.2%	+8.7%	+4.7%
Median Home Age	19	35	34	45
Own	87%	61%	62%	64%
Rent	13%	39%	38%	36%
\$ Value of All Buildings for which Permits Were Issued	–	\$805M	\$13.7B	\$102B
% Change in Permits for All Buildings	–	-7%	0%	+2%
% Change in \$ Value for All Buildings	–	-14%	+10%	+7%

## Median Listing Price vs. Listing Volume

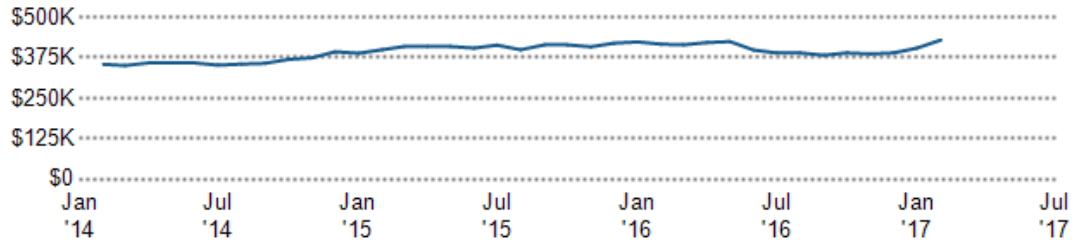
This chart compares the listing price and listing volume for homes in an area. Listing prices often follow listing volume, with a time lag, because supply can drive price movements.

Data Source: On- and off-market listings sources

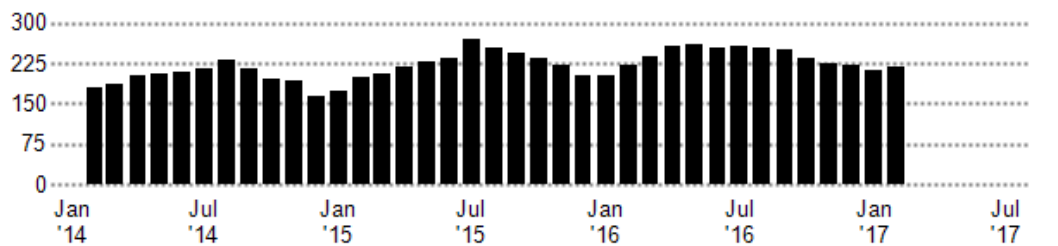
Update Frequency: Monthly

- Median List Price
- Listing Volume

Median List Price



Listing Volume





## Property Notes from Michael Farris

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 Added on 5/29/2015

Great floor plan, New Paint, well maintained