



Address: [3212 CHERRY LN](#)
City: FORT WORTH
Georeference: 3640-10-4
Subdivision: BROADMOOR ADDITION-FORT WORTH
Neighborhood Code: 4W001C

Latitude: 32.7263195054
Longitude: -97.4512496311
TAD Map: 2012-384
MAPSCO: TAR-073Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BROADMOOR ADDITION-FORT WORTH Block 10 Lot 4

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: 00291293
Site Name: BROADMOOR ADDITION-FORT WORTH-10-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size ⁺⁺⁺: 1,560
Percent Complete: 100%
Land Sqft ^{*}: 7,800
Land Acres ^{*}: 0.1790

State Code: A
Year Built: 1955
Personal Property Account: N/A
Agent: TARRANT PROPERTY TAX SERVICE (9065)
Protest Deadline Date: 5/24/2024

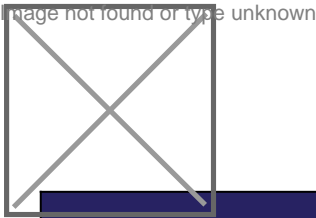
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
MERRITHEW FAMILY TRUST A
Primary Owner Address:
4400 SPRINGBRANCH DR
FORT WORTH, TX 76116

Deed Date: 8/23/2017
Deed Volume:
Deed Page:
Instrument: [D217194769](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERRITHEW CAROLYN K;MERRITHEW ROBT B	4/2/1996	00123280000302	0012328	0000302
MERRITHEW CAROLYN;MERRITHEW ROBERT	5/19/1988	00092790000960	0009279	0000960
CEARLY LEWIS E JR	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	\$45,000	\$15,000	\$60,000	\$60,000
2024	\$54,837	\$15,000	\$69,837	\$69,837
2023	\$52,000	\$15,000	\$67,000	\$67,000
2022	\$50,701	\$15,000	\$65,701	\$65,701
2021	\$40,124	\$15,000	\$55,124	\$55,124
2020	\$40,000	\$15,000	\$55,000	\$55,000

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

There are no exemptions for this property

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.