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Address: [2317 FLEMMING DR](#)
City: FORT WORTH
Georeference: 6630-10-12
Subdivision: CARVER HEIGHTS
Neighborhood Code: 1H040M

Latitude: 32.7228209103
Longitude: -97.2289439655
TAD Map: 2078-384
MAPSCO: TAR-079R



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

PROPERTY DATA

Legal Description: CARVER HEIGHTS Block 10 Lot 12

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)

State Code: A

Year Built: 1955

Personal Property Account: N/A

Agent: PEYCO SOUTHWEST REALTY INC (00506)

Protest Deadline Date: 5/24/2024

Site Number: 00441813

Site Name: CARVER HEIGHTS-10-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 864

Percent Complete: 100%

Land Sqft^{*}: 6,728

Land Acres^{*}: 0.1544

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

HAPPY ROCK INVESTMENTS LLC

Primary Owner Address:

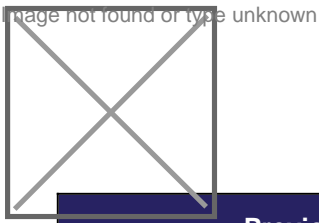
2607 SUZANNE TRL
HUDSON OAKS, TX 76087

Deed Date: 8/30/2023

Deed Volume:

Deed Page:

Instrument: [D223168453](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HEB HOMES LLC	8/19/2020	D220207265		
WITTROCK DENA;WITTROCK TOM	8/19/2020	D220207194		
MCFARLAND TANGIE R;SHELBY DEXTER O	11/27/2018	D218272595		
PRICE CLEMONS BETTY	10/19/2018	D218235226		
COTTON VERNIA MAE	8/11/2018	D218235225		
COTTON CEOPLIN	12/31/1900	0000000000000000	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	\$95,557	\$20,184	\$115,741	\$115,741
2024	\$104,816	\$20,184	\$125,000	\$125,000
2023	\$100,816	\$20,184	\$121,000	\$121,000
2022	\$85,000	\$5,000	\$90,000	\$90,000
2021	\$59,000	\$5,000	\$64,000	\$64,000
2020	\$71,949	\$5,000	\$76,949	\$76,949

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.