



**Address:** [7212 MEADOWBROOK DR](#)  
**City:** FORT WORTH  
**Georeference:** 10590-10-4  
**Subdivision:** EAST GREEN HILL ADDITION  
**Neighborhood Code:** 1B010B

**Latitude:** 32.7455318092  
**Longitude:** -97.20368219  
**TAD Map:** 2090-392  
**MAPSCO:** TAR-080C



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** EAST GREEN HILL ADDITION  
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)

**State Code:** A  
**Year Built:** 1957  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00769177  
**Site Name:** EAST GREEN HILL ADDITION-10-4  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,592  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 10,000  
**Land Acres<sup>\*</sup>:** 0.2295  
**Pool:** N

<sup>+++</sup> Rounded.

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

**OWNER INFORMATION**

**Current Owner:**  
TRAN MY HANH  
**Primary Owner Address:**  
7212 MEADOWBROOK DR  
FORT WORTH, TX 76112

**Deed Date:** 12/1/2014  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D214267206](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRAN KANH MY;TRAN THUAN XUAN	6/6/1997	00127990000326	0012799	0000326
ROBINSON PERRY	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 <sup>+</sup>
2025	\$180,391	\$50,000	\$230,391	\$230,391
2024	\$180,391	\$50,000	\$230,391	\$230,391
2023	\$193,464	\$40,000	\$233,464	\$233,464
2022	\$157,915	\$35,000	\$192,915	\$192,915
2021	\$134,025	\$25,000	\$159,025	\$142,452
2020	\$123,537	\$25,000	\$148,537	\$129,502

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.