



Address: [7405 YOLANDA DR](#)
City: FORT WORTH
Georeference: 13470-4-8
Subdivision: FAIR MEADOWS ADDITION
Neighborhood Code: 1B070B

Latitude: 32.7524316253
Longitude: -97.1980613593
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: FAIR MEADOWS ADDITION
Block 4 Lot 8

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: 1965

Personal Property Account: N/A

Agent: FORTRESS TAX DEFENSE LLC (12137)

Protest Deadline Date: 5/24/2024

Site Number: 00911569
Site Name: FAIR MEADOWS ADDITION-4-8
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,709
Percent Complete: 100%
Land Sqft^{*}: 8,760
Land Acres^{*}: 0.2011
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:
BRYANT ANDRE
BRYANT NIKKI
Primary Owner Address:
7405 YOLANDA DR
FORT WORTH, TX 76112-4414

Deed Date: 5/12/2023
Deed Volume:
Deed Page:
Instrument: [D223083534](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------------|------------|----------------------------|-------------|-----------|
| P & ROBERTS INVESTMENTS, LLC | 12/27/2022 | D222296456 | | |
| HEB HOMES LLC | 12/21/2022 | D222295833 | | |
| PETERSON JANENE A;PETERSON SAMIR T | 12/1/2018 | D219047300 | | |
| S2 EQUITIES LLC | 7/21/2018 | D218178436 | | |
| IMAP ACQ LLC | 2/10/2018 | D218041131 | | |
| PETERSON JANENE A;PETERSON SAMIR T | 10/11/2017 | D217241336 | | |
| S2 EQUITIES LLC | 10/9/2017 | D217241333 | | |
| IMAP ACQ LLC | 6/7/2017 | D217134978 | | |
| MAURILLO AMELIA | 6/11/1997 | 00128130000517 | 0012813 | 0000517 |
| SEC OF HUD | 2/12/1997 | 00126720002387 | 0012672 | 0002387 |
| GMAC MORTGAGE CORP | 10/1/1996 | 00125430002045 | 0012543 | 0002045 |
| JOHN MARTHA;JOHN WILLIAM A | 2/22/1990 | 00098490001335 | 0009849 | 0001335 |
| HORTON EVA;HORTON WILLIS | 9/1/1984 | 00079910001078 | 0007991 | 0001078 |
| WILLIAM A JOHN | 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 | \$249,999 | \$50,000 | \$299,999 | \$299,999 |
| 2024 | \$249,999 | \$50,000 | \$299,999 | \$299,999 |
| 2023 | \$152,658 | \$50,000 | \$202,658 | \$202,658 |
| 2022 | \$112,666 | \$35,000 | \$147,666 | \$144,981 |
| 2021 | \$96,801 | \$35,000 | \$131,801 | \$131,801 |
| 2020 | \$104,192 | \$35,000 | \$139,192 | \$139,192 |

Pending indicates that the property record has not yet been completed for the indicated tax year.

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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.