



Address: [2417 BOYD AVE](#)
City: FORT WORTH
Georeference: 14170-3-8
Subdivision: FOREST HIGHLANDS ADDITION
Neighborhood Code: 4T001C

Latitude: 32.7168890442
Longitude: -97.3664712956
TAD Map: 2036-380
MAPSCO: TAR-076S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOREST HIGHLANDS
ADDITION Block 3 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: 1946

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00949515

Site Name: FOREST HIGHLANDS ADDITION-3-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size ⁺⁺⁺: 2,880

Percent Complete: 100%

Land Sqft ^{*}: 7,425

Land Acres ^{*}: 0.1704

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

GREENHILL MELISSA MARIE
GREENHILL JOSEPH ROBERT V

Primary Owner Address:

2417 BOYD AVE
FORT WORTH, TX 76109

Deed Date: 7/19/2019

Deed Volume:

Deed Page:

Instrument: [D219159059](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|--------------------------------|------------|----------------------------|-------------|-----------|
| FORD HARRISON M | 11/10/2014 | D214248215 | | |
| SMITH F H CLARK;SMITH SHARON M | 12/30/2003 | D203473642 | 0000000 | 0000000 |
| SMITH SHARON MAYS | 1/8/1990 | 00098170002382 | 0009817 | 0002382 |
| SHUGART ALMA | 5/23/1983 | 00075150001881 | 0007515 | 0001881 |
| SHUBART ALMA;SHUBART J W JR | 10/25/1961 | 00036160000261 | 0003616 | 0000261 |
| J W SHUBART 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 | \$404,500 | \$445,500 | \$850,000 | \$850,000 |
| 2024 | \$404,500 | \$445,500 | \$850,000 | \$850,000 |
| 2023 | \$577,761 | \$297,000 | \$874,761 | \$844,142 |
| 2022 | \$584,523 | \$282,150 | \$866,673 | \$767,402 |
| 2021 | \$470,454 | \$282,150 | \$752,604 | \$697,638 |
| 2020 | \$359,216 | \$275,000 | \$634,216 | \$634,216 |

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

- 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.