



**Address:** [1401 CAIRN CIR](#)  
**City:** FORT WORTH  
**Georeference:** 16245-31-15  
**Subdivision:** GREENBRIAR ADDITION-FT WORTH  
**Neighborhood Code:** 4T930H

**Latitude:** 32.6616579704  
**Longitude:** -97.3413167152  
**TAD Map:** 2048-360  
**MAPSCO:** TAR-090U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** GREENBRIAR ADDITION-FT  
WORTH Block 31 Lot 15

**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:** 01105965

**Site Name:** GREENBRIAR ADDITION-FT WORTH-31-15

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,078

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,296

**Land Acres<sup>\*</sup>:** 0.2363

**Pool:** N

**State Code:** A

**Year Built:** 1956

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$209,455

**Protest Deadline Date:** 5/24/2024

<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:**

GARCIA ERASMO

**Primary Owner Address:**

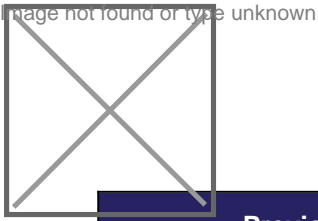
1401 CAIRN CIR  
FORT WORTH, TX 76134-1104

**Deed Date:** 9/10/2004

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D204289168](#)



| Previous Owners                 | Date       | Instrument      | Deed Volume | Deed Page |
|---------------------------------|------------|-----------------|-------------|-----------|
| SPACHER VALERIA                 | 9/14/2001  | 00151430000020  | 0015143     | 0000020   |
| MILNER HELLEN P                 | 8/2/1999   | 000000000000000 | 0000000     | 0000000   |
| MILNER HEL;MILNER IVAN TATE EST | 12/31/1900 | 000000000000000 | 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 | \$164,159          | \$45,296    | \$209,455    | \$209,455                    |
| 2024 | \$164,159          | \$45,296    | \$209,455    | \$197,929                    |
| 2023 | \$119,645          | \$45,296    | \$164,941    | \$164,941                    |
| 2022 | \$117,136          | \$20,000    | \$137,136    | \$137,136                    |
| 2021 | \$98,726           | \$20,000    | \$118,726    | \$118,726                    |
| 2020 | \$71,424           | \$20,000    | \$91,424     | \$91,424                     |

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.