



**Address:** [3309 SHAMROCK LN](#)  
**City:** FOREST HILL  
**Georeference:** 17070-2-12  
**Subdivision:** HANGER ESTATES  
**Neighborhood Code:** 1H070F

**Latitude:** 32.6666520145  
**Longitude:** -97.2754119081  
**TAD Map:** 2066-360  
**MAPSCO:** TAR-092U



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** HANGER ESTATES Block 2 Lot 12

**Jurisdictions:**  
CITY OF FOREST HILL (010)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A  
**Year Built:** 1944  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$140,659  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 01173812  
**Site Name:** HANGER ESTATES-2-12  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 992  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 33,000  
**Land Acres<sup>\*</sup>:** 0.7575  
**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:**  
BROWN DAVID A  
**Primary Owner Address:**  
3309 SHAMROCK LN  
FOREST HILL, TX 76119

**Deed Date:** 8/15/2014  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D214189941](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROWN CLARENCE R	12/31/1900	0000000000000000	0000000	0000000



## VALUES

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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	\$87,659	\$53,000	\$140,659	\$73,965
2024	\$87,659	\$53,000	\$140,659	\$67,241
2023	\$72,806	\$53,000	\$125,806	\$61,128
2022	\$55,275	\$33,000	\$88,275	\$55,571
2021	\$61,499	\$33,000	\$94,499	\$50,519
2020	\$22,375	\$33,000	\$55,375	\$45,926

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

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- HOMESTEAD GENERAL 11.13(b)
- DISABLED VET 100 PCT 11.131

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.