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Address: [7317 COMANCHE TR](#)
City: LAKE WORTH
Georeference: 21080-33-19A
Subdivision: INDIAN OAKS SUBDIVISION
Neighborhood Code: 2N060A

Latitude: 32.8074996018
Longitude: -97.4451952764
TAD Map: 2012-412
MAPSCO: TAR-045Z



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

PROPERTY DATA

Legal Description: INDIAN OAKS SUBDIVISION
Block 33 Lot 19A

Jurisdictions:

- CITY OF LAKE WORTH (016)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- LAKE WORTH ISD (910)

State Code: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$41,540

Protest Deadline Date: 5/24/2024

Site Number: 01422979

Site Name: INDIAN OAKS SUBDIVISION-33-19A

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 23,870

Land Acres^{*}: 0.5480

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:

MELENDEZ BRANDON

Primary Owner Address:

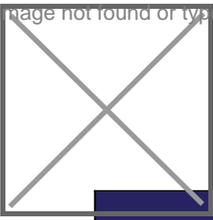
3121 SHAWNEE TRL
LAKE WORTH, TX 76135

Deed Date: 2/28/2025

Deed Volume:

Deed Page:

Instrument: [D225034449](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SONNAMAKER WESLEY W	1/2/2019	D219001003		
SMITH CHERYL A;SMITH MARK G	12/22/2014	D214282068		
TREW PHILIP H JR	9/5/2014	D214198988		
SHELL AMY D	4/28/2011	D211109424	0000000	0000000
TREW PHILIP H JR	8/4/2008	D208302740	0000000	0000000
CARTER JALAYNA SUE	11/11/1994	00000000000000	0000000	0000000
WITT JALAYNA BURNSIDE	9/14/1994	00118280001952	0011828	0001952
BURNSIDE MARY;BURNSIDE WAYNE	2/5/1992	00105320000775	0010532	0000775
DUCKETT GINGER	10/1/1991	00104090001964	0010409	0001964
GILLOCK MARY Y	11/12/1987	00091220000769	0009122	0000769
LANE ERNEST;LANE MARY GILLOCK	12/15/1986	00087790002092	0008779	0002092
DUCKETT CARL;DUCKETT GINGER	12/10/1985	00083980000163	0008398	0000163
LUNN TOMMYE J	7/31/1985	00082630000033	0008263	0000033
LUNN NETTIE B	12/31/1900	00000000000000	0000000	0000000

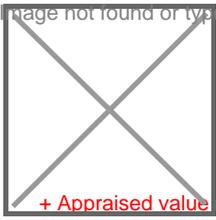
VALUES

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	\$0	\$41,540	\$41,540	\$41,540
2024	\$0	\$41,540	\$41,540	\$41,540
2023	\$0	\$41,540	\$41,540	\$41,540
2022	\$1,504	\$41,594	\$43,098	\$43,098
2021	\$1,504	\$21,250	\$22,754	\$22,754
2020	\$1,365	\$21,250	\$22,615	\$22,615

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

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+ 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.