



**Address:** [7312 MARVIN BROWN ST](#)  
**City:** FORT WORTH  
**Georeference:** 23140-C-6  
**Subdivision:** LAKE CREST EST #1 & 2 ADDITION  
**Neighborhood Code:** 2N0200

**Latitude:** 32.8687116516  
**Longitude:** -97.4138336798  
**TAD Map:** 2024-436  
**MAPSCO:** TAR-032V



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** LAKE CREST EST #1 & 2  
ADDITION Block C Lot 6

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A  
**Year Built:** 1984  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$179,556  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 01538152  
**Site Name:** LAKE CREST EST #1 & 2 ADDITION-C-6  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 784  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 15,078  
**Land Acres<sup>\*</sup>:** 0.3461  
**Pool:** N

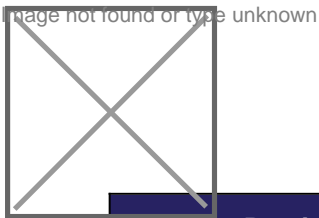
<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
NASH ROY SR  
NASH NANCY  
**Primary Owner Address:**  
7312 MARVIN BROWN ST  
FORT WORTH, TX 76179-3328

**Deed Date:** 5/6/1986  
**Deed Volume:** 0008538  
**Deed Page:** 0000657  
**Instrument:** 00085380000657



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JACKSON DORA;JACKSON HUGH L	1/16/1986	00084310000149	0008431	0000149
TERNES ART	4/25/1985	00081650000396	0008165	0000396
HUGH L. JACKSON	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 <sup>+</sup>
2025	\$114,556	\$65,000	\$179,556	\$100,898
2024	\$114,556	\$65,000	\$179,556	\$91,725
2023	\$108,555	\$45,000	\$153,555	\$83,386
2022	\$87,118	\$45,000	\$132,118	\$75,805
2021	\$87,826	\$45,000	\$132,826	\$68,914
2020	\$71,184	\$45,000	\$116,184	\$62,649

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.