



Address: [4305 ROWAN DR](#)
City: FORT WORTH
Georeference: 24475-1-2R
Subdivision: LUTHERS CREEK ADDITION
Neighborhood Code: 4R003A

Latitude: 32.7108206918
Longitude: -97.427005468
TAD Map: 2018-376
MAPSCO: TAR-074T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LUTHERS CREEK ADDITION
Block 1 Lot 2R

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: 1977

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$480,000

Protest Deadline Date: 5/24/2024

Site Number: 01619160

Site Name: LUTHERS CREEK ADDITION-1-2R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,324

Percent Complete: 100%

Land Sqft^{*}: 7,290

Land Acres^{*}: 0.1673

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:

PENDLETON DAVID
PENDLETON CHRISTINA

Primary Owner Address:

4305 ROWAN DR
FORT WORTH, TX 76116-8113

Deed Date: 6/24/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210156142](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PENDLETON DAVID E	4/23/2010	D210098549	0000000	0000000
WHEELER CHRISTINA MARIE	6/1/2004	D204177684	0000000	0000000
WHEELER CHRISTINE;WHEELER PAUL S	5/22/2003	00168800000067	0016880	0000067
WILLIAMS GEORGE W	5/15/1998	00132250000219	0013225	0000219
HARRELL DOYLE F;HARRELL SHARON	5/10/1993	00111120001106	0011112	0001106
HARRELL DOYLE FORD LIV TRUST	12/18/1990	00101870000073	0010187	0000073
HARRELL DOYLE F	10/31/1989	00097480002184	0009748	0002184
COX JACK;COX MARTHA	6/1/1983	00075270000598	0007527	0000598
KENDLE R MOLYNEAUX	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	\$320,000	\$110,000	\$430,000	\$430,000
2024	\$370,000	\$110,000	\$480,000	\$419,265
2023	\$275,000	\$110,000	\$385,000	\$381,150
2022	\$240,000	\$110,000	\$350,000	\$346,500
2021	\$205,000	\$110,000	\$315,000	\$315,000
2020	\$214,565	\$100,435	\$315,000	\$315,000

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.