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**Address:** [7445 VAN NATTA LN](#)  
**City:** FORT WORTH  
**Georeference:** 25510-2-22  
**Subdivision:** MEADOWBROOK ACRES ADDITION  
**Neighborhood Code:** 1B030E

**Latitude:** 32.7401776172  
**Longitude:** -97.1960069477  
**TAD Map:** 2090-388  
**MAPSCO:** TAR-080G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MEADOWBROOK ACRES  
ADDITION Block 2 Lot 22

**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:** 1966

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$226,498

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

**Site Number:** 01682709

**Site Name:** MEADOWBROOK ACRES ADDITION-2-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,745

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,120

**Land Acres<sup>\*</sup>:** 0.1864

**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:**

LANGSTON ROCHEIA  
LANGSTON TERRY J

**Primary Owner Address:**

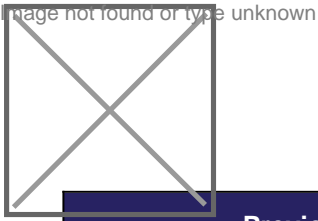
7445 VAN NATTA LN  
FORT WORTH, TX 76112

**Deed Date:** 12/21/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218282958](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LANGSTON TERRY J	9/15/2005	000000000000000	0000000	0000000
LANGSTON SONYA L;LANGSTON TERRY J	12/14/2000	00146700000323	0014670	0000323
WARDEN PATRICIA G;WARDEN ROBT C	2/2/1984	00077330000195	0007733	0000195
ROBERT J. BATES JR	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	\$191,498	\$35,000	\$226,498	\$171,416
2024	\$191,498	\$35,000	\$226,498	\$155,833
2023	\$174,321	\$35,000	\$209,321	\$141,666
2022	\$118,696	\$35,000	\$153,696	\$128,787
2021	\$82,079	\$35,000	\$117,079	\$117,079
2020	\$110,095	\$35,000	\$145,095	\$123,366

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.