



Address: [1205 VERBENA ST](#)
City: FORT WORTH
Georeference: 27340-7-100
Subdivision: MC CONNELL ADDITION
Neighborhood Code: 1H080A

Latitude: 32.7333547013
Longitude: -97.3113065002
TAD Map: 2054-388
MAPSCO: TAR-077L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC CONNELL ADDITION Block
7 Lot 100 100 BLK 7

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: 1928

Personal Property Account: N/A

Agent: CHRISTOPHER RYDBERG (06065)

Protest Deadline Date: 5/24/2024

Site Number: 01843435

Site Name: MC CONNELL ADDITION-7-100

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 756

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

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:

NOURIAN LEYLA

Primary Owner Address:

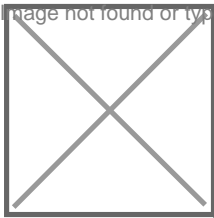
401 COLLEGE AVE
FORT WORTH, TX 76104

Deed Date: 1/15/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210010653](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------|------------|----------------|-------------|-----------|
| HEADLEY PAUL | 7/12/2001 | 00150090000360 | 0015009 | 0000360 |
| BROWN RUBY | 7/11/2001 | 00150090000359 | 0015009 | 0000359 |
| HUDSON ESTELLE | 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 | \$57,000 | \$18,000 | \$75,000 | \$75,000 |
| 2024 | \$57,000 | \$18,000 | \$75,000 | \$75,000 |
| 2023 | \$52,000 | \$18,000 | \$70,000 | \$70,000 |
| 2022 | \$30,000 | \$5,000 | \$35,000 | \$35,000 |
| 2021 | \$20,000 | \$5,000 | \$25,000 | \$25,000 |
| 2020 | \$20,000 | \$5,000 | \$25,000 | \$25,000 |

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

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.