



**Address:** [2521 LOTUS AVE](#)  
**City:** FORT WORTH  
**Georeference:** 30770-1-9  
**Subdivision:** OAKHURST ADDITION  
**Neighborhood Code:** 3H070A

**Latitude:** 32.7889431389  
**Longitude:** -97.3097489079  
**TAD Map:** 2054-408  
**MAPSCO:** TAR-063G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** OAKHURST ADDITION Block 1  
Lot 9

**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:** 1940

**Personal Property Account:** N/A

**Agent:** HOME TAX SHIELD (12108)

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

**Notice Value:** \$300,000

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

**Site Number:** 02014505

**Site Name:** OAKHURST ADDITION-1-9

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,296

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,800

**Land Acres<sup>\*</sup>:** 0.2479

**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:**

LYLES ISAAC

LYLES ALEXANDRA

**Primary Owner Address:**

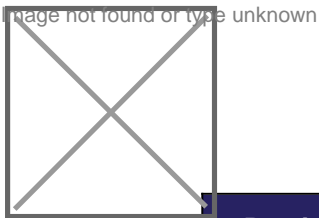
2521 LOTUS AVE  
FORT WORTH, TX 76111

**Deed Date:** 1/30/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224017168](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
AOKJ LLC	6/6/2023	<a href="#">D223107795</a>		
WARE CLIFTON E JR	8/17/2001	00151020000348	0015102	0000348
DUNLAP R K III	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	\$223,800	\$76,200	\$300,000	\$300,000
2024	\$223,800	\$76,200	\$300,000	\$267,776
2023	\$212,932	\$76,200	\$289,132	\$223,147
2022	\$194,407	\$50,760	\$245,167	\$202,861
2021	\$182,387	\$28,000	\$210,387	\$184,419
2020	\$162,315	\$28,000	\$190,315	\$167,654

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.