



Address: [1316 LANGSTON ST](#)
City: FORT WORTH
Georeference: 31260--2A
Subdivision: OVER & SPRATLING RESUBDIVISION
Neighborhood Code: 1H040N

Latitude: 32.7304209879
Longitude: -97.2515856028
TAD Map: 2072-384
MAPSCO: TAR-079J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OVER & SPRATLING
RESUBDIVISION Lot 2A

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)

Site Number: 02093650
Site Name: OVER & SPRATLING RESUBDIVISION-2A
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,136
Percent Complete: 100%
Land Sqft^{*}: 6,500
Land Acres^{*}: 0.1492

State Code: A
Year Built: 2020
Personal Property Account: N/A
Agent: RESOLUTE PROPERTY TAX SOLUTION (0988)N
Protest Deadline Date: 5/24/2024

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
PERALTA NOEL
Primary Owner Address:
PSC 851, BOX 320
FPO, AE 09843

Deed Date: 5/27/2021
Deed Volume:
Deed Page:
Instrument: [D221173328](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WJH INVESTMENT COMPANIES INC	4/28/2020	D220098555		
TARRANT PROPERTIES INC	4/27/2020	D220098554		
HIXSON LISA D	6/8/2017	D217155107		
TORO HOMES LTD LLP	11/11/2005	D205353146	0000000	0000000
HOMES YOU CAN AFFORD LP	10/21/2003	D203403589	0000000	0000000
FT WORTH CITY OF	10/16/2001	00153070000429	0015307	0000429
BRYANT AMANDA CHATTMA;BRYANT ROBERT	4/21/1992	00000000000000	0000000	0000000
BRYANT ELZENA	12/31/1900	00020780000359	0002078	0000359

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	\$170,500	\$19,500	\$190,000	\$190,000
2024	\$189,507	\$19,500	\$209,007	\$209,007
2023	\$201,477	\$19,500	\$220,977	\$220,977
2022	\$167,144	\$5,000	\$172,144	\$172,144
2021	\$158,232	\$5,000	\$163,232	\$163,232
2020	\$0	\$5,000	\$5,000	\$5,000

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.