



Address: [2440 MEDFORD CT W](#)
City: FORT WORTH
Georeference: 31620-3-12
Subdivision: PARKHILL ADDITION (FT WORTH)
Neighborhood Code: 4T001G

Latitude: 32.7162422581
Longitude: -97.3580806366
TAD Map: 2042-380
MAPSCO: TAR-076T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARKHILL ADDITION (FT WORTH) Block 3 Lot 12

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: None

Protest Deadline Date: 5/24/2024

Site Number: 02126206

Site Name: PARKHILL ADDITION (FT WORTH)-3-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,838

Percent Complete: 100%

Land Sqft^{*}: 19,260

Land Acres^{*}: 0.4421

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

O'BRIEN DANA

O'BRIEN PETER BENNETT

Primary Owner Address:

2440 MEDFORD CT W
FORT WORTH, TX 76109

Deed Date: 5/24/2019

Deed Volume:

Deed Page:

Instrument: [D219114224](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARTIN LAUREN J; MARTIN TAYLOR R	10/15/2014	D214229836		
LEE ELIZABETH ANNE	8/12/2004	D204068259	0000000	0000000
LEE ELIZABETH ANNE	3/3/2004	D204068259	0000000	0000000
LEE DAVID F	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 ⁺
2025	\$711,100	\$738,900	\$1,450,000	\$1,450,000
2024	\$815,100	\$738,900	\$1,554,000	\$1,554,000
2023	\$1,322,367	\$585,200	\$1,907,567	\$1,434,395
2022	\$748,650	\$585,119	\$1,333,769	\$1,303,995
2021	\$655,319	\$585,119	\$1,240,438	\$1,185,450
2020	\$775,182	\$302,500	\$1,077,682	\$1,077,682

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.