

Tarrant Appraisal District

Property Information | PDF

Account Number: 02470993

Latitude: 32.7614940758 Address: 3417 LAWNWOOD ST

City: FORT WORTH Longitude: -97.2983996925

Georeference: 34570-44-11-30 **TAD Map: 2060-396** MAPSCO: TAR-063Z Subdivision: RIVERSIDE ADDITION-FT WORTH

Neighborhood Code: WH-Airport Freeway/Birdville General

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

PROPERTY DATA

Legal Description: RIVERSIDE ADDITION-FT WORTH Block 44 Lot 12 E42 1/2'11 & ALL LOT 12

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 80176909

TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) Site Class: WHStorage - Warehouse-Storage TARRANT COUNTY HOSPITAL (224)

Parcels: 2 TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905) Primary Building Name: 3413 LAWNWOOD ST / 04692136

State Code: F1 **Primary Building Type: Commercial** Year Built: 1945 Gross Building Area+++: 8,400 Personal Property Account: N/A Net Leasable Area+++: 8,400 Agent: TEXAS TAX PROTEST (05909) Percent Complete: 100%

Notice Sent Date: 4/15/2025 **Land Sqft*:** 11,195 **Notice Value: \$630.000** Land Acres*: 0.2570

Protest Deadline Date: 5/31/2024 Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

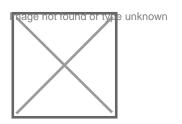
Deed Date: 2/20/2007 CB&CMANAGEMENT LLC Deed Volume: 0000000 **Primary Owner Address: Deed Page: 0000000** 3413 LAWNWOOD ST Instrument: D207064316 FORT WORTH, TX 76111-4517

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FURLICH CHARLES N	12/31/1900	00000000000000	0000000	0000000

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



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$616,006	\$13,994	\$630,000	\$492,000
2024	\$396,006	\$13,994	\$410,000	\$410,000
2023	\$389,206	\$13,994	\$403,200	\$403,200
2022	\$389,206	\$13,994	\$403,200	\$403,200
2021	\$369,046	\$13,994	\$383,040	\$383,040
2020	\$338,786	\$13,994	\$352,780	\$352,780

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.