



Address: [2817 STUART DR](#)
City: FORT WORTH
Georeference: 36900-9-5
Subdivision: RYAN & PRUITT
Neighborhood Code: 4T930L

Latitude: 32.7106245207
Longitude: -97.3239628648
TAD Map: 2054-376
MAPSCO: TAR-077W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RYAN & PRUITT Block 9 Lot 5

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: 1952

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02591324

Site Name: RYAN & PRUITT-9-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 840

Percent Complete: 100%

Land Sqft^{*}: 6,250

Land Acres^{*}: 0.1434

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:

NGUYEN TUNG THANH

Primary Owner Address:

2817 STUART DR
FORT WORTH, TX 76104

Deed Date: 8/11/2023

Deed Volume:

Deed Page:

Instrument: [D223146166](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FW FIXER UPPER LLC	4/21/2023	D223071807		
SMILEY GREGORY	10/11/2012	D212286527	0000000	0000000
HANCOCK CHARLIE MOORE EST	8/29/2012	D212216886	0000000	0000000
HANCOCK CHARLIE MOORE EST	11/10/2002	000000000000000	0000000	0000000
HANCOCK CHARLIE;HANCOCK WOODIE EST	2/20/1998	00131010000072	0013101	0000072
HANCOCK WOODIE	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	\$150,425	\$37,500	\$187,925	\$187,925
2024	\$150,425	\$37,500	\$187,925	\$187,925
2023	\$67,169	\$37,500	\$104,669	\$104,669
2022	\$55,268	\$20,000	\$75,268	\$75,268
2021	\$48,615	\$20,000	\$68,615	\$68,615
2020	\$39,071	\$20,000	\$59,071	\$59,071

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.