



**Address:** [7305 MONTERREY DR](#)  
**City:** FORT WORTH  
**Georeference:** 36930-16-11  
**Subdivision:** RYANWOOD ADDITION  
**Neighborhood Code:** 1B010C

**Latitude:** 32.7504521313  
**Longitude:** -97.2015561423  
**TAD Map:** 2090-392  
**MAPSCO:** TAR-080C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RYANWOOD ADDITION Block  
16 Lot 11

**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:** 1963

**Personal Property Account:** N/A

**Agent:** ROBERT OLA COMPANY LLC dba OLA TAX (00955)

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

**Notice Value:** \$278,000

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

**Site Number:** 02623811

**Site Name:** RYANWOOD ADDITION-16-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,277

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,600

**Land Acres<sup>\*</sup>:** 0.2203

**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:**

VU BINH QUOC

**Primary Owner Address:**

7121 MONTERREY DR  
FORT WORTH, TX 76112-4233

**Deed Date:** 10/26/2013

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D213300738](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DINH NHUNG THI	11/30/2010	<a href="#">D210294918</a>	0000000	0000000
FEDERAL NATIONAL MORT ASSOC	9/7/2010	<a href="#">D210225403</a>	0000000	0000000
JACKSON CHRISTINA;JACKSON JERRY L J	9/5/2003	<a href="#">D203338045</a>	0017179	0000275
LAMBETH CHRISTINA	10/31/2000	00146010000375	0014601	0000375
SEC OF HUD	8/10/2000	00144790000225	0014479	0000225
COUNTRYWIDE HOME LOANS INC	6/6/2000	00143810000420	0014381	0000420
CAREY CARL ADOLPHUS;CAREY DONNA G	5/14/1996	00123690000244	0012369	0000244
TAYLOR LELIA	9/14/1994	00000000000000	0000000	0000000
TAYLOR ISAAC N;TAYLOR LELIA	12/31/1900	00038470000590	0003847	0000590

## 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	\$197,000	\$50,000	\$247,000	\$247,000
2024	\$228,000	\$50,000	\$278,000	\$250,228
2023	\$210,000	\$40,000	\$250,000	\$227,480
2022	\$205,138	\$35,000	\$240,138	\$206,800
2021	\$163,000	\$25,000	\$188,000	\$188,000
2020	\$150,000	\$25,000	\$175,000	\$175,000

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

- 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.