



Address: [1213 PARSONS LN](#)
City: FORT WORTH
Georeference: 36960-45-15
Subdivision: SABINE PLACE ADDITION
Neighborhood Code: 2M200D

Latitude: 32.8192959952
Longitude: -97.3396194985
TAD Map: 2048-416
MAPSCO: TAR-048V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SABINE PLACE ADDITION
Block 45 Lot 15

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: 1958

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$218,549

Protest Deadline Date: 5/24/2024

Site Number: 02636565
Site Name: SABINE PLACE ADDITION-45-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,365
Percent Complete: 100%
Land Sqft^{*}: 7,475
Land Acres^{*}: 0.1716
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:

VILLEGAS PEDRO A COSIO

Primary Owner Address:

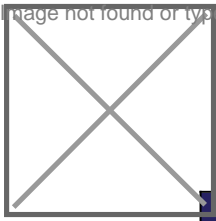
1213 PARSONS LN
FORT WORTH, TX 76106-2962

Deed Date: 8/19/1992

Deed Volume: 0010747

Deed Page: 0001765

Instrument: 00107470001765



Previous Owners	Date	Instrument	Deed Volume	Deed Page
COX GINGER Y	12/20/1989	00097940001876	0009794	0001876
BRADLEY ROBERT E	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	\$176,495	\$42,054	\$218,549	\$189,368
2024	\$176,495	\$42,054	\$218,549	\$172,153
2023	\$211,045	\$31,769	\$242,814	\$156,503
2022	\$158,439	\$10,200	\$168,639	\$142,275
2021	\$119,141	\$10,200	\$129,341	\$129,341
2020	\$109,817	\$10,200	\$120,017	\$120,017

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.