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Address: [1809 ALANBROOKE DR](#)
City: FORT WORTH
Georeference: 39340-16-3
Subdivision: SOUTH CREEK 1ST FILING ADDN
Neighborhood Code: 1E030D

Latitude: 32.6204833602
Longitude: -97.2982069855
TAD Map: 2060-344
MAPSCO: TAR-105R



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

PROPERTY DATA

Legal Description: SOUTH CREEK 1ST FILING
ADDN Block 16 Lot 3

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EVERMAN ISD (904)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$262,441

Protest Deadline Date: 5/24/2024

Site Number: 02799057

Site Name: SOUTH CREEK 1ST FILING ADDN-16-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,467

Percent Complete: 100%

Land Sqft^{*}: 8,182

Land Acres^{*}: 0.1878

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:

ANDRADE ENRIQUE MARTINEZ

Primary Owner Address:

1809 ALANBROOKE DR
FORT WORTH, TX 76140-5161

Deed Date: 3/9/2004

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D204075810](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|------------|----------------------------|-------------|-----------|
| BRENTGATE HOMES INC | 9/8/2003 | D203349979 | 0017212 | 0000049 |
| WELLS FRAMING CONTRACTORS INC | 1/26/2001 | 00147080000363 | 0014708 | 0000363 |
| SZTAMENITS DIANNE H | 5/18/2000 | 00147080000360 | 0014708 | 0000360 |
| SAROSI JENO | 5/10/1993 | 00110650000736 | 0011065 | 0000736 |
| VISION BANC SAVINGS ASSOC | 12/1/1987 | 00091330000547 | 0009133 | 0000547 |
| SOUTHFIELD JV I | 5/15/1986 | 00085480001211 | 0008548 | 0001211 |
| SOUTHFIELD DEV INC | 2/3/1984 | 00000000000000 | 0000000 | 0000000 |
| DAVIS JOHN;WOOD LARRY | 12/31/1900 | 00000000000000 | 0000000 | 0000000 |
| SOUTHFIELD DEVELOPME | 12/30/1900 | 00000000000000 | 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 | \$219,259 | \$43,182 | \$262,441 | \$240,401 |
| 2024 | \$219,259 | \$43,182 | \$262,441 | \$218,546 |
| 2023 | \$234,818 | \$45,000 | \$279,818 | \$198,678 |
| 2022 | \$179,874 | \$35,000 | \$214,874 | \$180,616 |
| 2021 | \$129,467 | \$35,000 | \$164,467 | \$164,196 |
| 2020 | \$129,169 | \$35,000 | \$164,169 | \$149,269 |

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.