



**Address:** [2451 BOMAR AVE](#)  
**City:** FORT WORTH  
**Georeference:** 41120-26-11A  
**Subdivision:** SYCAMORE HEIGHTS  
**Neighborhood Code:** 1H030C

**Latitude:** 32.7459883232  
**Longitude:** -97.2911894462  
**TAD Map:** 2060-392  
**MAPSCO:** TAR-078A



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

## PROPERTY DATA

**Legal Description:** SYCAMORE HEIGHTS Block 26  
Lot 11A

**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:** 1950

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$225,471

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

**Site Number:** 03064859

**Site Name:** SYCAMORE HEIGHTS-26-11A

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

**Parcels:** 1

**Approximate Size** <sup>+++</sup>: 1,332

**Percent Complete:** 100%

**Land Sqft** <sup>\*</sup>: 5,550

**Land Acres** <sup>\*</sup>: 0.1274

**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:**

WOOD CASSANDRA

**Primary Owner Address:**

2451 BOMAR AVE  
FORT WORTH, TX 76103-2211

**Deed Date:** 7/19/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221224400](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CREATING HOME SOLUTIONS LLC	1/29/2021	<a href="#">D221027705</a>		
HUDNALL BRYCE;HUDNALL JENNIFER	2/10/2009	<a href="#">D209094751</a>	0000000	0000000
2451 BOMAR AVE LAND TRUST	1/9/2009	<a href="#">D209025231</a>	0000000	0000000
KOSSMAN MARGARET	1/24/2007	<a href="#">D207036951</a>	0000000	0000000
COLONIAL SAVINGS	6/6/2006	<a href="#">D206175756</a>	0000000	0000000
DOWNS DONALD;DOWNS MONTRESA	6/10/2005	<a href="#">D205170463</a>	0000000	0000000
A-PLUS INVESTMENTS INC	3/25/2004	<a href="#">D204102010</a>	0000000	0000000
ASSOCIATES FIRST CAPITOL CORP	1/6/2004	<a href="#">D204012082</a>	0000000	0000000
GARCIA A R;GARCIA JOEL DELFIN	1/17/2001	00147010000375	0014701	0000375
RUIZ LOUIS F	6/30/2000	00144160000226	0014416	0000226
HUNTER INEZ	4/23/1968	00045520000715	0004552	0000715

## 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	\$208,821	\$16,650	\$225,471	\$217,567
2024	\$208,821	\$16,650	\$225,471	\$197,788
2023	\$183,350	\$16,650	\$200,000	\$179,807
2022	\$156,461	\$7,000	\$163,461	\$163,461
2021	\$56,197	\$7,000	\$63,197	\$63,197
2020	\$92,862	\$7,000	\$99,862	\$99,862

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

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## Tarrant Appraisal District Property Information | PDF

- 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.