



**Address:** [7709 SONGBIRD LN](#)  
**City:** FORT WORTH  
**Georeference:** 25580-12-9  
**Subdivision:** MEADOWS ADDITION, THE-FT WORTH  
**Neighborhood Code:** 4S001B

**Latitude:** 32.6297840458  
**Longitude:** -97.391910363  
**TAD Map:** 2030-348  
**MAPSCO:** TAR-103K



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** MEADOWS ADDITION, THE-FT WORTH Block 12 Lot 9

**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:** 1982  
**Personal Property Account:** N/A  
**Agent:** CHANDLER CROUCH (11730)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$247,130  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 03113426  
**Site Name:** MEADOWS ADDITION, THE-FT WORTH-12-9  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,543  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,470  
**Land Acres<sup>\*</sup>:** 0.1944  
**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:**  
MARSHALL GUY SCOTT  
**Primary Owner Address:**  
7709 SONGBIRD LN  
FORT WORTH, TX 76133-7455

**Deed Date:** 8/1/1983  
**Deed Volume:** 0007571  
**Deed Page:** 0000537  
**Instrument:** 00075710000537

**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	\$197,130	\$50,000	\$247,130	\$247,130
2024	\$197,130	\$50,000	\$247,130	\$230,929
2023	\$194,815	\$50,000	\$244,815	\$209,935
2022	\$160,394	\$40,000	\$200,394	\$190,850
2021	\$133,500	\$40,000	\$173,500	\$173,500
2020	\$125,048	\$40,000	\$165,048	\$163,305

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.