



Address: [2809 PARK HILL DR](#)
City: FORT WORTH
Georeference: 44210-39-2
Subdivision: UNIVERSITY PLACE ADDITION
Neighborhood Code: 4T002X

Latitude: 32.7157046189
Longitude: -97.3577628103
TAD Map: 2042-380
MAPSCO: TAR-076T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: UNIVERSITY PLACE ADDITION
Block 39 Lot 2

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: 1935
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 03227065
Site Name: UNIVERSITY PLACE ADDITION-39-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,842
Percent Complete: 100%
Land Sqft^{*}: 11,680
Land Acres^{*}: 0.2681
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:
GARLING RICHARD JUSTIN
GARLING SAMANTHA
Primary Owner Address:
2809 PARK HILL DR
FORT WORTH, TX 76109

Deed Date: 5/14/2020
Deed Volume:
Deed Page:
Instrument: [D220111429](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MOTEN SHANNON G	1/6/2012	000000000000000	0000000	0000000
MOTEN JEFFREY A;MOTEN SHANNON	1/1/2006	D206001329	0000000	0000000
BROWN LANI BROWN;BROWN RICHARD	12/30/2005	D205387594	0000000	0000000
BAD HAT HOLDINGS LLC	6/25/2003	00168800000393	0016880	0000393
DENNIS MARTHA LOIS EST	3/13/1977	000000000000000	0000000	0000000
DENNIS HARRY A;DENNIS MARTHA L	12/31/1900	00047390000431	0004739	0000431

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	\$500,200	\$316,800	\$817,000	\$817,000
2024	\$500,200	\$316,800	\$817,000	\$817,000
2023	\$561,960	\$294,040	\$856,000	\$856,000
2022	\$512,037	\$312,500	\$824,537	\$824,537
2021	\$458,500	\$312,500	\$771,000	\$771,000
2020	\$332,535	\$312,500	\$645,035	\$645,035

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.