



**Address:** [12072 N OAK CT](#)  
**City:** TARRANT COUNTY  
**Georeference:** 48057--12  
**Subdivision:** YOUNGER, W N SUB-WATER BRD ADD  
**Neighborhood Code:** 2A100C

**Latitude:** 32.9472222965  
**Longitude:** -97.5208369631  
**TAD Map:** 1988-464  
**MAPSCO:** TAR-015D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** YOUNGER, W N SUB-WATER  
BRD ADD Lot 12

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
AZLE ISD (915)

**State Code:** A

**Year Built:** 2022

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03310159

**Site Name:** YOUNGER, W N SUB-WATER BRD ADD-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,323

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 27,194

**Land Acres<sup>\*</sup>:** 0.6242

**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:**

FLETCHER TIMOTHY J  
FLETCHER SHIRLEY A

**Primary Owner Address:**

12072 N OAK CT  
AZLE, TX 76020

**Deed Date:** 3/16/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223049115](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BELUE GARY;BELUE TRACI ETAL	8/2/2013	<a href="#">D213205560</a>	0000000	0000000
SAVAGE MARIE;SAVAGE RONALD	12/21/2007	<a href="#">D207456069</a>	0000000	0000000
HOLLYFIELD RUSS	9/7/2004	<a href="#">D204288851</a>	0000000	0000000
SAUNDERS BLAN;SAUNDERS LLOYD H JR	12/31/1900	00050070000870	0005007	0000870

## 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	\$583,209	\$142,791	\$726,000	\$726,000
2024	\$583,209	\$142,791	\$726,000	\$726,000
2023	\$242,725	\$142,791	\$385,516	\$385,516
2022	\$196,558	\$102,566	\$299,124	\$299,124
2021	\$82,023	\$102,566	\$184,589	\$184,589
2020	\$82,023	\$102,566	\$184,589	\$184,589

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.