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**Address:** [2117 SPANISH TR](#)  
**City:** WESTOVER HILLS  
**Georeference:** 46230-7-4  
**Subdivision:** WESTOVER HILLS ADDITION  
**Neighborhood Code:** 4C110A

**Latitude:** 32.7393538232  
**Longitude:** -97.4106584062  
**TAD Map:** 2024-388  
**MAPSCO:** TAR-074H



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

## PROPERTY DATA

**Legal Description:** WESTOVER HILLS ADDITION  
Block 7 Lot 4 & 5A

**Jurisdictions:**

CITY OF WESTOVER HILLS (023)  
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:** 1939

**Personal Property Account:** N/A

**Agent:** TEXAS TAX PROTEST (05909)

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

**Notice Value:** \$2,061,000

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

**Site Number:** 03466159

**Site Name:** WESTOVER HILLS ADDITION-7-4-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,393

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 26,876

**Land Acres<sup>\*</sup>:** 0.6169

**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:**

MONROE FAMILY TRUST

**Primary Owner Address:**

1612 SUMMIT AVE #100  
FORT WORTH, TX 76102

**Deed Date:** 5/27/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221156584](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MONCRIEF RICHARD W JR	6/1/2010	<a href="#">D210130095</a>	0000000	0000000
STEPP CLAUDIA;STEPP RODERICK D	7/31/1995	00120470000948	0012047	0000948
MCMACKIN JOHN W	6/21/1965	00040770000652	0004077	0000652

## 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	\$595,116	\$1,465,884	\$2,061,000	\$1,677,034
2024	\$595,116	\$1,465,884	\$2,061,000	\$1,524,576
2023	\$34,116	\$1,465,884	\$1,500,000	\$1,385,978
2022	\$559,980	\$700,000	\$1,259,980	\$1,259,980
2021	\$473,441	\$700,000	\$1,173,441	\$1,173,441
2020	\$473,849	\$700,000	\$1,173,849	\$1,173,849

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.