

# Tarrant Appraisal District Property Information | PDF Account Number: 04063422

# Address: 541 AVONDALE HASLET RD

City: FORT WORTH Georeference: A1129-1 Subdivision: M E P & P RR CO SURVEY #13 Neighborhood Code: 2Z201C

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

## PROPERTY DATA

Latitude: 32.9621952745 Longitude: -97.3698543746 TAD Map: 2036-468 MAPSCO: TAR-006W



Legal Description: M E P & P RR CO Abstract 1129 Tract 1	D SURVEY #13
Jurisdictions: CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (22 TARRANT COUNTY COLLEGE (22 NORTHWEST ISD (911)	Site Number: 80314368 Site Name: M E P & P RR CO SURVEY #13 Abstract 1129 Tract 1C 24 Site Class: C1 - Residential - Vacant Land (5)Parcels: 2 Approximate Size <sup>+++</sup> : 0
State Code: C1	Percent Complete: 0%
Year Built: 0	Land Sqft*: 9,382,824
Personal Property Account: N/A	Land Acres <sup>*</sup> : 215.4000
Agent: NORTH TEXAS PROPERTY Protest Deadline Date: 7/12/2024	TA <b>P% SIE R</b> V (00855)

#### +++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

### **OWNER INFORMATION**

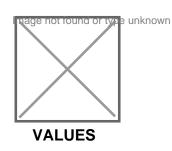
700 W HARWOOD RD

HURST, TX 76054

Current Owner: BEATEN PATH DEVELOPMENT NANCE RANCH LLC Primary Owner Address:

Deed Date: 5/1/2023 Deed Volume: Deed Page: Instrument: CW D224232724

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HALL-NANCE RANCHES LTD	11/7/1988	00094260000564	0009426	0000564
JOHNSON LOTTIE BARTON	12/31/1900	000000000000000000000000000000000000000	000000	0000000



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$2,314,398	\$2,314,398	\$2,314,398
2024	\$0	\$2,494,000	\$2,494,000	\$2,494,000
2023	\$0	\$2,464,000	\$2,464,000	\$21,109
2022	\$0	\$2,454,000	\$2,454,000	\$20,678
2021	\$0	\$2,454,000	\$2,454,000	\$21,755
2020	\$0	\$2,454,000	\$2,454,000	\$23,479

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**

There are no exemptions for this property

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.