



Address: [4813 MEADOWBROOK DR](#)
City: FORT WORTH
Georeference: 23000--AR
Subdivision: KUYKENDALLS, W Q SUBDIVISION
Neighborhood Code: 1H030C

Latitude: 32.74598278
Longitude: -97.2491143455
TAD Map: 2072-392
MAPSCO: TAR-079B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: KUYKENDALLS, W Q
SUBDIVISION Lot AR

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: 1950

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$326,856

Protest Deadline Date: 5/24/2024

Site Number: 04664922

Site Name: KUYKENDALLS, W Q SUBDIVISION-AR

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,641

Percent Complete: 100%

Land Sqft^{*}: 6,500

Land Acres^{*}: 0.1492

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:

DODSON SAMUEL

DODSON BETHANY

Primary Owner Address:

4813 MEADOWBROOK DR
FORT WORTH, TX 76103-3418

Deed Date: 7/25/2014

Deed Volume:

Deed Page:

Instrument: [D214164729](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DODSON SAMUEL	8/7/2009	D209216721	0000000	0000000
HAVERON SHERRY LYNN CARRUTH	4/11/2002	00156500000002	0015650	0000002
FED NATIONAL MORTGAGE ASSOC	2/5/2002	001546500000066	0015465	0000066
FRIDLEY KATHLEEN	6/16/1999	001389300000057	0013893	0000057
SCHULTZ DELLA;SCHULTZ JEFFREY W	1/23/1997	001265900000410	0012659	0000410
MEGLESS MARGIE;MEGLESS STEPHEN L	12/31/1900	00076710002278	0007671	0002278
SKINNER ERNEST S	12/30/1900	000000000000000	0000000	0000000

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	\$307,356	\$19,500	\$326,856	\$286,718
2024	\$307,356	\$19,500	\$326,856	\$260,653
2023	\$293,982	\$19,500	\$313,482	\$236,957
2022	\$261,190	\$25,000	\$286,190	\$215,415
2021	\$184,764	\$25,000	\$209,764	\$195,832
2020	\$153,029	\$25,000	\$178,029	\$178,029

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.