



Address: [1805 WARREN LN](#)
City: FORT WORTH
Georeference: 36940-2-7R
Subdivision: RYANWOOD NORTH ADDITION
Neighborhood Code: 1B010C

Latitude: 32.7530223531
Longitude: -97.2061809561
TAD Map: 2090-392
MAPSCO: TAR-080B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RYANWOOD NORTH ADDITION
Block 2 Lot 7R

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: 1962

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 04696565

Site Name: RYANWOOD NORTH ADDITION-2-7R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,331

Percent Complete: 100%

Land Sqft^{*}: 7,410

Land Acres^{*}: 0.1701

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:

RICHRDSON MEGHAN

Primary Owner Address:

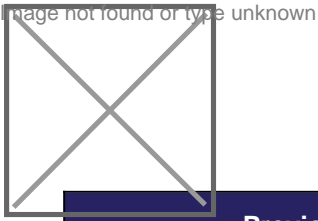
1805 WARREN LN
FORT WORTH, TX 76112

Deed Date: 5/15/2017

Deed Volume:

Deed Page:

Instrument: [D217111110](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHEMMACHEL KURUVILLA	2/1/1997	00126700000314	0012670	0000314
LITTLEJOHN CYNTHIA;LITTLEJOHN DAVID	6/2/1987	00089610002156	0008961	0002156
LITTLEJOHN D R	12/31/1900	00000000000000	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	\$140,577	\$50,000	\$190,577	\$190,577
2024	\$140,577	\$50,000	\$190,577	\$190,577
2023	\$153,004	\$40,000	\$193,004	\$189,345
2022	\$169,515	\$35,000	\$204,515	\$172,132
2021	\$131,484	\$25,000	\$156,484	\$156,484
2020	\$131,484	\$25,000	\$156,484	\$156,484

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.