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Tarrant Appraisal District
Property Information | PDF
Account Number: 04707826

Address: [4800 MEADOWBROOK DR](#)
City: FORT WORTH
Georeference: 44425--B1
Subdivision: VAN HORN ERISMAN SUBDIVISION
Neighborhood Code: 1H030C

Latitude: 32.7454681446
Longitude: -97.2508017778
TAD Map: 2072-392
MAPSCO: TAR-079A



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

PROPERTY DATA

Legal Description: VAN HORN ERISMAN
SUBDIVISION Lot B1

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: 1984

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$331,665

Protest Deadline Date: 5/24/2024

Site Number: 04707826

Site Name: VAN HORN ERISMAN SUBDIVISION-B1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,300

Percent Complete: 100%

Land Sqft^{*}: 11,025

Land Acres^{*}: 0.2530

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:

THORNELL MARION

Primary Owner Address:

4800 MEADOWBROOK DR
FORT WORTH, TX 76103-3419

Deed Date: 8/20/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213224344](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GOODMAN F LEE JR	3/14/1985	00081180000375	0008118	0000375
GOODMAN GREG	4/8/1984	00076060002017	0007606	0002017
PHILLIPS RUSSELL A	5/23/1983	00075150002006	0007515	0002006
WADDLE DWAYNE & DAVID PHILLIPS	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	\$249,975	\$31,025	\$281,000	\$266,032
2024	\$300,640	\$31,025	\$331,665	\$241,847
2023	\$252,975	\$31,025	\$284,000	\$219,861
2022	\$258,799	\$12,000	\$270,799	\$199,874
2021	\$169,704	\$12,000	\$181,704	\$181,704
2020	\$169,704	\$12,000	\$181,704	\$179,733

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.