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Address: [3304 FAIRMEADOWS LN](#)
City: FORT WORTH
Georeference: 25405-21-14
Subdivision: MEADOW CREEK #1 ADDITION
Neighborhood Code: 4S350C

Latitude: 32.6286068722
Longitude: -97.3676459899
TAD Map: 2036-348
MAPSCO: TAR-104J



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

PROPERTY DATA

Legal Description: MEADOW CREEK #1 ADDITION
Block 21 Lot 14

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 1986

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$229,346

Protest Deadline Date: 5/24/2024

Site Number: 05168449

Site Name: MEADOW CREEK #1 ADDITION-21-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,520

Percent Complete: 100%

Land Sqft^{*}: 7,143

Land Acres^{*}: 0.1639

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:

CHILDRESS CLYDE

CHILDRESS PHYLLIS

Primary Owner Address:

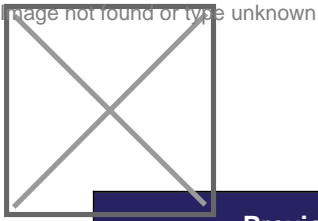
3304 FAIRMEADOWS LN
FORT WORTH, TX 76123-1209

Deed Date: 3/2/1987

Deed Volume: 0008904

Deed Page: 0001562

Instrument: 00089040001562



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GENERAL HOMES CORP	7/8/1986	00086040001327	0008604	0001327
CAMBRIDGE-SPYGLASS MDWCRK JV	12/31/1900	0000000000000000	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	\$194,346	\$35,000	\$229,346	\$220,987
2024	\$194,346	\$35,000	\$229,346	\$200,897
2023	\$209,465	\$35,000	\$244,465	\$182,634
2022	\$156,565	\$35,000	\$191,565	\$166,031
2021	\$143,372	\$35,000	\$178,372	\$150,937
2020	\$116,085	\$35,000	\$151,085	\$137,215

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.