



**Address:** [2905 FAIRMEADOWS LN](#)  
**City:** FORT WORTH  
**Georeference:** 25405-24-12  
**Subdivision:** MEADOW CREEK #1 ADDITION  
**Neighborhood Code:** 4S350C

**Latitude:** 32.6279488176  
**Longitude:** -97.3647500305  
**TAD Map:** 2036-348  
**MAPSCO:** TAR-104J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MEADOW CREEK #1 ADDITION  
Block 24 Lot 12

**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:** 1985

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$205,998

**Protest Deadline Date:** 5/24/2024

**Site Number:** 05169135

**Site Name:** MEADOW CREEK #1 ADDITION-24-12

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,230

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,939

**Land Acres<sup>\*</sup>:** 0.1592

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

LYONS MARY SUSAN

**Primary Owner Address:**

2905 FAIRMEADOWS LN  
FORT WORTH, TX 76123-1202

**Deed Date:** 7/17/2003

**Deed Volume:** 0016966

**Deed Page:** 0000258

**Instrument:** [D203265898](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BYRD DAVID R;BYRD REBECCA S	4/23/1993	00110280002371	0011028	0002371
SECRETARY OF HUD	11/13/1992	00108580001283	0010858	0001283
NATIONAL MTG CO	11/3/1992	00108470001413	0010847	0001413
ROSE LESLIE;ROSE YVONNE	2/26/1990	00098600001304	0009860	0001304
DEHGHANY;DEHGHANY IRA J	11/7/1986	00087440000520	0008744	0000520
REDIS GERLINDE JUDITH	2/3/1986	00084440002219	0008444	0002219
CAMBRIDGE-SPYGLASS MDWCRK JV	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 <sup>+</sup>
2025	\$170,998	\$35,000	\$205,998	\$205,998
2024	\$170,998	\$35,000	\$205,998	\$189,343
2023	\$184,184	\$35,000	\$219,184	\$172,130
2022	\$138,163	\$35,000	\$173,163	\$156,482
2021	\$126,704	\$35,000	\$161,704	\$142,256
2020	\$102,972	\$35,000	\$137,972	\$129,324

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.