



**Address:** [3261 DONNELLY CIR](#)  
**City:** FORT WORTH  
**Georeference:** 17664C---09  
**Subdivision:** HEIGHTS CONDO, THE  
**Neighborhood Code:** A4R010B

**Latitude:** 32.7286427425  
**Longitude:** -97.3905016002  
**TAD Map:** 2030-384  
**MAPSCO:** TAR-075K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HEIGHTS CONDO, THE Block 7  
Lot 706 & .019306 OF COMMON AREA

**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

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

**Site Number:** 05477808

**Site Name:** HEIGHTS CONDO, THE-7-706

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,206

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 0

**Land Acres<sup>\*</sup>:** 0.0000

**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:**

CAPLINGER MELISSA

**Primary Owner Address:**

3261 DONNELLY CIR #706  
FORT WORTH, TX 76107

**Deed Date:** 11/4/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222267550](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAKER JENNIFER	1/5/2004	<a href="#">D204007386</a>	0000000	0000000
MATKIN DONNA E	9/28/1999	00104340000412	0010434	0000412
DELMER MARY A;DELMER MERLE W	10/11/1984	00079760002041	0007976	0002041
HULEN HEIGHTS JOINT VENTURE	1/1/1984	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	\$169,917	\$40,000	\$209,917	\$209,917
2024	\$169,917	\$40,000	\$209,917	\$209,917
2023	\$184,670	\$15,000	\$199,670	\$199,670
2022	\$168,239	\$15,000	\$183,239	\$183,239
2021	\$145,296	\$15,000	\$160,296	\$160,296
2020	\$135,002	\$15,000	\$150,002	\$150,002

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

- DISABLED VET 30 to 49 PCT 11.22

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.