



**Address:** [1621 LINCOLNSHIRE WAY](#)  
**City:** FORT WORTH  
**Georeference:** 24015-3-19R  
**Subdivision:** LINCOLNSHIRE ADDITION  
**Neighborhood Code:** 4S360N

**Latitude:** 32.6237500369  
**Longitude:** -97.3440278194  
**TAD Map:** 2048-348  
**MAPSCO:** TAR-104Q



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

## PROPERTY DATA

**Legal Description:** LINCOLNSHIRE ADDITION  
Block 3 Lot 19R

**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

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

**Site Number:** 05588995

**Site Name:** LINCOLNSHIRE ADDITION-3-19R

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,266

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,028

**Land Acres<sup>\*</sup>:** 0.1383

**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:**

EMANUEL SHAWYN

**Primary Owner Address:**

1621 LINCOLNSHIRE WAY  
FORT WORTH, TX 76134

**Deed Date:** 4/18/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223088049](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HOME TRS LLC	3/9/2023	<a href="#">D223040213</a>		
HOME SFR BORROWER LLC	9/26/2016	<a href="#">D216235418</a>		
SFRA III LLC	3/17/2014	<a href="#">D214054569</a>	0000000	0000000
PATTERSON D;PATTERSON PATRICIA	5/25/1999	00138310000166	0013831	0000166
WATERS FRANCES JOYCE ETAL	4/1/1995	000000000000000	0000000	0000000
WATERS DWIGHT S;WATERS JOYCE	3/31/1992	00105860001108	0010586	0001108
ADMINISTRATOR VETERAN AFFAIRS	9/4/1991	00103930001769	0010393	0001769
AMERICA'S MORTGAGE SERV	9/3/1991	00103720001009	0010372	0001009
HIGGENBOTHAM JOHN;HIGGENBOTHAM V MURRAY	7/5/1988	00093220000085	0009322	0000085
WARREN THELMA	10/12/1987	00091180000308	0009118	0000308
PARSHALL STEVEN L;PARSHALL TRACY L	1/6/1986	00084180001845	0008418	0001845
HOOKE BARNES HOMES	11/6/1984	00080040000642	0008004	0000642
LINCOLNSHIRE DEV LTD	1/1/1984	000000000000000	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	\$201,349	\$30,000	\$231,349	\$231,349
2024	\$201,349	\$30,000	\$231,349	\$231,349
2023	\$207,231	\$30,000	\$237,231	\$237,231
2022	\$147,000	\$30,000	\$177,000	\$177,000
2021	\$102,166	\$30,000	\$132,166	\$132,166
2020	\$107,673	\$30,000	\$137,673	\$137,673

Pending indicates that the property record has not yet been completed for the indicated tax year.

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## EXEMPTIONS / SPECIAL APPRAISAL

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There are no exemptions for this property

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.