



Address: [1232 DOWNWOOD DR](#)
City: BURLESON
Georeference: 25587-20-19
Subdivision: MEADOWS ADDITION, THE-BURLESON
Neighborhood Code: 4B020E

Latitude: 32.5633990775
Longitude: -97.3428630431
TAD Map: 2048-324
MAPSCO: TAR-118U



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

PROPERTY DATA

Legal Description: MEADOWS ADDITION, THE-BURLESON Block 20 Lot 19

Jurisdictions:

CITY OF BURLESON (033)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BURLESON ISD (922)

State Code: A

Year Built: 1990

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 05926394

Site Name: MEADOWS ADDITION, THE-BURLESON-20-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,911

Percent Complete: 100%

Land Sqft^{*}: 9,416

Land Acres^{*}: 0.2161

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:

RYALS JEFFREY

RYALS MEAGAN

Primary Owner Address:

3916 CREEKSIDE CT
BURLESON, TX 76028

Deed Date: 12/13/2021

Deed Volume:

Deed Page:

Instrument: [D221366248](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BABAKHANYAN ENTERPRISES LLC	10/6/2015	D215237309		
BABAKHANYAN EDVIN	3/25/2015	D215062314		
OU JERRY	1/23/2015	D215016937		
COVENANT FUNDING GROUP INC	1/23/2015	D215016712		
DAVIS PATSY	11/28/2007	D207433781	0000000	0000000
WILLIAMS MARY J; WILLIAMS MILES D	10/14/2004	D204332359	0000000	0000000
TIMS GEORGE E; TIMS MARIA P	10/29/2003	D203421716	0000000	0000000
ROSENBAUM ELSA M ETAL	8/18/2001	D203421717	0000000	0000000
ROSENBAUM ELSA; ROSENBAUM GREGG	9/28/1990	00100690000126	0010069	0000126
TEXAS AMERICAN BANK/FT WORTH	5/2/1989	00095810000951	0009581	0000951
MEADOWS JV THE	1/1/1985	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	\$285,092	\$49,916	\$335,008	\$335,008
2024	\$285,092	\$49,916	\$335,008	\$335,008
2023	\$280,121	\$40,000	\$320,121	\$320,121
2022	\$228,681	\$40,000	\$268,681	\$268,681
2021	\$196,563	\$40,000	\$236,563	\$236,563
2020	\$176,844	\$40,000	\$216,844	\$216,844

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

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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.