



**Address:** [10037 YEOMAN LN](#)  
**City:** FORT WORTH  
**Georeference:** 37927-1-19  
**Subdivision:** SEVILLE SUBDIVISION, THE  
**Neighborhood Code:** 2N400I

**Latitude:** 32.9013621466  
**Longitude:** -97.4692673832  
**TAD Map:** 2006-448  
**MAPSCO:** TAR-031B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SEVILLE SUBDIVISION, THE  
Block 1 Lot 19

**Jurisdictions:**  
TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 1996

**Agent:** None

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

**Notice Value:** \$647,668

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

**Site Number:** 05991382  
**Site Name:** SEVILLE SUBDIVISION, THE-1-19  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 4,155  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 49,440  
**Land Acres<sup>\*</sup>:** 1.1350  
**Pool:** Y

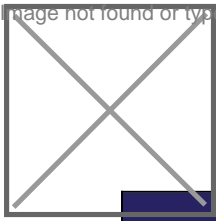
<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**  
CHRISTIAN RALPH B III  
**Primary Owner Address:**  
10037 YEOMAN LN  
FORT WORTH, TX 76179-4072

**Deed Date:** 6/10/1998  
**Deed Volume:** 0013271  
**Deed Page:** 0000434  
**Instrument:** 00132710000434



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHRISTIAN J G;CHRISTIAN RALPH	4/14/1994	00115420002250	0011542	0002250
LYONS JACK;LYONS MARGARET	8/10/1993	00111910000005	0011191	0000005
HALTOM BANK	9/8/1989	00097010002313	0009701	0002313
EML DEVELOPMENT CO	1/20/1988	00091740001043	0009174	0001043
EAGLE MT LAKE DEV	1/1/1986	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	\$602,268	\$45,400	\$647,668	\$647,668
2024	\$602,268	\$45,400	\$647,668	\$612,926
2023	\$605,106	\$45,400	\$650,506	\$557,205
2022	\$496,663	\$45,400	\$542,063	\$506,550
2021	\$415,100	\$45,400	\$460,500	\$460,500
2020	\$415,100	\$45,400	\$460,500	\$460,500

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.