



Address: [5050 BIRCHMAN AVE](#)
City: FORT WORTH
Georeference: 25572-1-28
Subdivision: MEADOWMERE ADDITION
Neighborhood Code: 4C210D

Latitude: 32.7352514123
Longitude: -97.39557764
TAD Map: 2030-388
MAPSCO: TAR-075K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOWMERE ADDITION
Block 1 Lot 28

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: 1998

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00314)

Protest Deadline Date: 5/24/2024

Site Number: 06905862

Site Name: MEADOWMERE ADDITION-1-28

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,413

Percent Complete: 100%

Land Sqft^{*}: 3,572

Land Acres^{*}: 0.0820

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

JOHNSON JANICE KAY

Primary Owner Address:

5050 BIRCHMAN AVE
FORT WORTH, TX 76107-4848

Deed Date: 10/25/2022

Deed Volume:

Deed Page:

Instrument: [D222257122](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WALLACE CHRISTINE A	8/14/2014	D214177610		
VAUGHN PEGGY S	9/28/2001	00151700000361	0015170	0000361
HULSEY SHERYL	10/23/1998	00134890000419	0013489	0000419
SHEDCO DEVELOPMENT CO INC	3/27/1998	00133680000167	0013368	0000167
MEADOWMERE COURTS LTD PRTNSHP	1/1/1996	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	\$175,440	\$107,160	\$282,600	\$282,600
2024	\$206,840	\$107,160	\$314,000	\$314,000
2023	\$206,840	\$107,160	\$314,000	\$314,000
2022	\$168,968	\$107,160	\$276,128	\$276,128
2021	\$212,640	\$107,160	\$319,800	\$319,800
2020	\$193,496	\$100,000	\$293,496	\$293,496

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.