



**Address:** [3400 RALEIGH DR](#)  
**City:** FORT WORTH  
**Georeference:** 25405-49-12  
**Subdivision:** MEADOW CREEK #1 ADDITION  
**Neighborhood Code:** 4S350B

**Latitude:** 32.6258174568  
**Longitude:** -97.3687152746  
**TAD Map:** 2036-348  
**MAPSCO:** TAR-103R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MEADOW CREEK #1 ADDITION  
Block 49 Lot 12

**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:** 1998

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07086482

**Site Name:** MEADOW CREEK #1 ADDITION-49-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,865

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**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:**

GUERRA RODOLFO ENRIQUE MONARREZ  
ESPARZA BEATRIZ HERNANDEZ

**Primary Owner Address:**

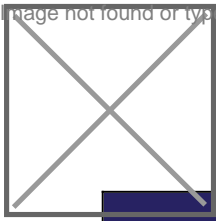
3400 RALEIGH DR  
FORT WORTH, TX 76123

**Deed Date:** 6/18/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220144955](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY TRUST I	1/15/2020	<a href="#">D220012722</a>		
COOPER GARY L;COOPER MAXINE B	3/15/1999	00137200000285	0013720	0000285
PULTE HOME CORP OF TEXAS	1/1/1997	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	\$262,715	\$40,000	\$302,715	\$302,715
2024	\$262,715	\$40,000	\$302,715	\$302,715
2023	\$268,889	\$40,000	\$308,889	\$308,889
2022	\$175,000	\$40,000	\$215,000	\$215,000
2021	\$185,814	\$40,000	\$225,814	\$225,814
2020	\$161,784	\$40,000	\$201,784	\$171,130

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

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.