



Address: [7320 NOHL RANCH RD](#)
City: FORT WORTH
Georeference: 39545-31-18
Subdivision: SOUTH MEADOW ADDITION
Neighborhood Code: 4S350E

Latitude: 32.6364745053
Longitude: -97.3573366195
TAD Map: 2042-352
MAPSCO: TAR-104F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOUTH MEADOW ADDITION
Block 31 Lot 18
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
Notice Sent Date: 4/15/2025
Notice Value: \$230,039
Protest Deadline Date: 5/24/2024

Site Number: 07088590
Site Name: SOUTH MEADOW ADDITION-31-18
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,031
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
Pool: N

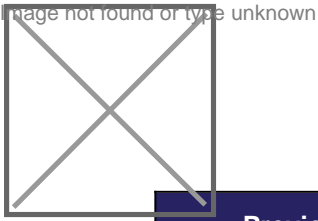
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
ELLER FRANCES A
Primary Owner Address:
7320 NOHL RANCH RD
FORT WORTH, TX 76133-8182

Deed Date: 3/6/1998
Deed Volume: 0013115
Deed Page: 0000124
Instrument: 00131150000124



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHOICE HOMES-TEXAS INC	11/25/1997	001299000000479	0012990	0000479
RSML LTD	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 ⁺
2025	\$200,039	\$30,000	\$230,039	\$196,866
2024	\$200,039	\$30,000	\$230,039	\$178,969
2023	\$201,022	\$30,000	\$231,022	\$162,699
2022	\$160,182	\$30,000	\$190,182	\$147,908
2021	\$140,566	\$30,000	\$170,566	\$134,462
2020	\$119,082	\$30,000	\$149,082	\$122,238

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.