



Address: [7401 NOHL RANCH RD](#)
City: FORT WORTH
Georeference: 39545-32-8
Subdivision: SOUTH MEADOW ADDITION
Neighborhood Code: 4S350E

Latitude: 32.636196412
Longitude: -97.3568532081
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 32 Lot 8

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: \$289,780
Protest Deadline Date: 5/24/2024

Site Number: 07088744
Site Name: SOUTH MEADOW ADDITION Block 32 Lot 8
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,588
Percent Complete: 100%
Land Sqft^{*}: 5,100
Land Acres^{*}: 0.1170
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:
LE BE THI
Primary Owner Address:
7401 NOHL RANCH RD
FORT WORTH, TX 76133-8185

Deed Date: 1/1/2017
Deed Volume:
Deed Page:
Instrument: [D200063110](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HOANG THUONG THI;LE BE THI	3/24/2000	00142710000270	0014271	0000270
JOHNSON CAMERON L	2/26/1998	00131030000249	0013103	0000249
RSML LTD	1/1/1997	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	\$259,780	\$30,000	\$289,780	\$251,072
2024	\$259,780	\$30,000	\$289,780	\$228,247
2023	\$261,056	\$30,000	\$291,056	\$207,497
2022	\$207,275	\$30,000	\$237,275	\$188,634
2021	\$90,718	\$15,000	\$105,718	\$85,743
2020	\$80,120	\$15,000	\$95,120	\$77,948

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.