



**Address:** [5532 LAWNSBERRY DR](#)  
**City:** FORT WORTH  
**Georeference:** 31808M-7-26  
**Subdivision:** PARKWOOD HILL ADDITION  
**Neighborhood Code:** 3K200A

**Latitude:** 32.8806097402  
**Longitude:** -97.2654661693  
**TAD Map:** 2072-440  
**MAPSCO:** TAR-036R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARKWOOD HILL ADDITION  
Block 7 Lot 26

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A  
**Year Built:** 2000  
**Personal Property Account:** N/A  
**Agent:** OOWNWELL INC (12140)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07207255  
**Site Name:** PARKWOOD HILL ADDITION-7-26  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,134  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,720  
**Land Acres<sup>\*</sup>:** 0.1542  
**Pool:** N

<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:**  
YANG TCHNING  
YANG MELISSA  
**Primary Owner Address:**  
5532 LAWNSBERRY DR  
FORT WORTH, TX 76137-4391

**Deed Date:** 5/30/2000  
**Deed Volume:** 0014366  
**Deed Page:** 0000586  
**Instrument:** 00143660000586

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEGACY/MONTEREY HOMES LP	1/1/1998	0000000000000000	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	\$213,871	\$75,000	\$288,871	\$288,871
2024	\$260,000	\$75,000	\$335,000	\$335,000
2023	\$284,909	\$75,000	\$359,909	\$318,618
2022	\$247,546	\$60,000	\$307,546	\$289,653
2021	\$203,321	\$60,000	\$263,321	\$263,321
2020	\$181,479	\$60,000	\$241,479	\$241,479

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.