07-19-2025

Tarrant Appraisal District Property Information | PDF Account Number: 07337264

Latitude: 32.8299543897

**TAD Map:** 2024-420 **MAPSCO:** TAR-047J

Longitude: -97.4051782051

### Address: 5351 LANSDOWNE AVE

City: FORT WORTH Georeference: 24812C-5-19 Subdivision: MARINE CREEK ESTATES ADDITION Neighborhood Code: 2N040H

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

### **PROPERTY DATA**

#### Legal Description: MARINE CREEK ESTATES ADDITION Block 5 Lot 19 Jurisdictions: CITY OF FORT WORTH (026) Site Number: 07337264 **TARRANT COUNTY (220)** Site Name: MARINE CREEK ESTATES ADDITION-5-19 **TARRANT REGIONAL WATER DISTRICT (223)** Site Class: A1 - Residential - Single Family **TARRANT COUNTY HOSPITAL (224)** Parcels: 1 **TARRANT COUNTY COLLEGE (225)** LAKE WORTH ISD (910) Approximate Size+++: 3,620 State Code: A Percent Complete: 100% Year Built: 2000 Land Sqft\*: 7,405 Personal Property Account: N/A Land Acres<sup>\*</sup>: 0.1699 Agent: None Pool: N Notice Sent Date: 4/15/2025 Notice Value: \$390.000 Protest Deadline Date: 5/24/2024

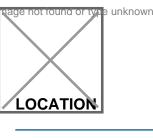
#### +++ Rounded.

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

## **OWNER INFORMATION**

Current Owner: SCHOENBORN MATTHEW J

**Primary Owner Address:** 5351 LANSDOWNE AVE FORT WORTH, TX 76135 Deed Date: 1/30/2015 Deed Volume: Deed Page: Instrument: D215021455



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Previous Owners	Date	Instrument	Deed Volume	Deed Page
RANKIN MICHAEL L	9/27/2000	00145650000194	0014565	0000194
CENTEX HOMES	1/1/1999	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$275,000	\$60,000	\$335,000	\$335,000
2024	\$330,000	\$60,000	\$390,000	\$322,102
2023	\$343,000	\$40,000	\$383,000	\$292,820
2022	\$292,980	\$40,000	\$332,980	\$266,200
2021	\$225,000	\$40,000	\$265,000	\$242,000
2020	\$180,000	\$40,000	\$220,000	\$220,000

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.