



Address: [13816 WOOD SPRINGS CT](#)
City: TARRANT COUNTY
Georeference: 18138H-3-39
Subdivision: HIGHLANDS AT WILLOW SPRINGS
Neighborhood Code: 2Z300F

Latitude: 32.9804994588
Longitude: -97.405066261
TAD Map: 2024-476
MAPSCO: TAR-005N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HIGHLANDS AT WILLOW SPRINGS Block 3 Lot 39

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A
Year Built: 1999
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$560,000
Protest Deadline Date: 5/24/2024

Site Number: 07515030
Site Name: HIGHLANDS AT WILLOW SPRINGS-3-39
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,275
Percent Complete: 100%
Land Sqft^{*}: 48,351
Land Acres^{*}: 1.1100
Pool: Y

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
BROWN MALCOLM E
MCKANE-BROWN JEANETTE
Primary Owner Address:
13816 WOOD SPRING CT
HASLET, TX 76052

Deed Date: 2/9/2018
Deed Volume:
Deed Page:
Instrument: [D218029891](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PAXTON JAMES M;PAXTON PATRICIA	12/17/2004	D204397243	0000000	0000000
HOSKIN CHARLES G JR	5/28/2001	00149210000002	0014921	0000002
LEE A HUGHES CUSTOM HOMES INC	10/12/1999	00140540000248	0014054	0000248
WILLOW SPRINGS JV LLC	1/1/1999	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	\$423,600	\$124,400	\$548,000	\$548,000
2024	\$435,600	\$124,400	\$560,000	\$534,289
2023	\$482,350	\$94,400	\$576,750	\$485,717
2022	\$405,600	\$84,400	\$490,000	\$441,561
2021	\$317,019	\$84,400	\$401,419	\$401,419
2020	\$318,600	\$84,400	\$403,000	\$403,000

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.