**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 07531893

 Address:
 8274 HERON DR
 Latitude:
 32.7850534881

 City:
 FORT WORTH
 Longitude:
 -97.4555824231

Georeference: 23245-30-14 TAD Map: 2012-404
Subdivision: LAKE WORTH LEASES ADDITION MAPSCO: TAR-059L

Neighborhood Code: 2A400A

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

## **PROPERTY DATA**

**Legal Description:** LAKE WORTH LEASES ADDITION Block 30 Lot 14 & 15 1.22 AC

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 07531893

TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
Site Name: LAKE WORTH LEASES ADDITION-30-14-20

TARRANT COUNTY HOSPITAL (224)

Site Class: A1 - Residential - Single Family

TARRANT COUNTY COLLEGE (225) Parcels: 1

FORT WORTH ISD (905) Approximate Size\*\*\*: 2,174
State Code: A Percent Complete: 100%

Year Built: 1978

Land Sqft\*: 53,143

Personal Property Account: N/A

Land Acres\*: 1.2200

Agent: SOUTHLAND PROPERTY TAX CONSULT NIC (00344)

Protest Deadline Date: 5/24/2024

+++ Rounded.

## OWNER INFORMATION

**Current Owner:** 

BROADIE KENNETH A

BROADIE KAY B

Primary Owner Address:

1517 SHADY OAKS LN

FORT WORTH, TX 76107

Deed Date: 6/13/2007

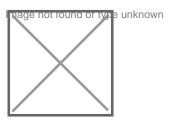
Deed Volume: 0000000

Instrument: D207216104

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROADIE KAY;BROADIE KENNETH	4/16/2001	00000000000000	0000000	0000000
COTTEN LARRY E	1/1/1999	00000000000000	0000000	0000000

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



**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	\$260,570	\$329,430	\$590,000	\$590,000
2024	\$295,570	\$329,430	\$625,000	\$625,000
2023	\$280,570	\$329,430	\$610,000	\$610,000
2022	\$344,284	\$265,716	\$610,000	\$610,000
2021	\$184,284	\$265,716	\$450,000	\$450,000
2020	\$184,284	\$265,716	\$450,000	\$450,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

There are no exemptions for this property

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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.