



**Address:** [10112 PEAR ST](#)  
**City:** FORT WORTH  
**Georeference:** 44732H-4-13  
**Subdivision:** VISTA MEADOWS ADDITION  
**Neighborhood Code:** 3K300Y

**Latitude:** 32.9219111865  
**Longitude:** -97.286063974  
**TAD Map:** 2060-456  
**MAPSCO:** TAR-022T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VISTA MEADOWS ADDITION  
Block 4 Lot 13

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$314,000

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07963335

**Site Name:** VISTA MEADOWS ADDITION-4-13

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,854

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,227

**Land Acres<sup>\*</sup>:** 0.1199

**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:**

DAVISON CATHY A

**Primary Owner Address:**

10112 PEAR ST  
FORT WORTH, TX 76244-5853

**Deed Date:** 8/27/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212212315](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JACKSON KELLIE	3/12/2009	<a href="#">D209075100</a>	0000000	0000000
SIMS CHARLES;SIMS KIMBERLY	1/6/2005	<a href="#">D205018737</a>	0000000	0000000
CENTEX HOMES INC	10/31/2002	00161180000516	0016118	0000516
PULTE HOME CORP OF TEXAS	1/1/2002	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 <sup>+</sup>
2025	\$249,000	\$65,000	\$314,000	\$314,000
2024	\$249,000	\$65,000	\$314,000	\$311,198
2023	\$277,357	\$65,000	\$342,357	\$282,907
2022	\$236,541	\$55,000	\$291,541	\$257,188
2021	\$178,807	\$55,000	\$233,807	\$233,807
2020	\$172,387	\$55,000	\$227,387	\$226,278

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.