



Address: [2816 CAROLINA DR](#)
City: FORT WORTH
Georeference: 25413-11-30
Subdivision: MEADOW CREEK SOUTH ADDITION
Neighborhood Code: 4S350D

Latitude: 32.6184120072
Longitude: -97.3619976657
TAD Map: 2042-344
MAPSCO: TAR-104N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOW CREEK SOUTH
ADDITION Block 11 Lot 30

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

Site Number: 07975503

Site Name: MEADOW CREEK SOUTH ADDITION-11-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,503

Percent Complete: 100%

Land Sqft^{*}: 5,663

Land Acres^{*}: 0.1300

Pool: N

State Code: A

Year Built: 2011

Personal Property Account: N/A

Agent: None

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:

RIVERA FRANCISCO

Primary Owner Address:

2816 CAROLINA DR
FORT WORTH, TX 76123

Deed Date: 4/8/2015

Deed Volume:

Deed Page:

Instrument: [D215073404](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS	5/21/2014	D214248422		
STEFFENSON MARK;STEFFENSON SUZANNE	9/25/2013	D213307126	0000000	0000000
GUTHRIE CREEK PARTNERS LTD	11/29/2011	D211296913	0000000	0000000
THIEMANN FAMILY LP	10/7/2010	D210267458	0000000	0000000
CLASSIC CENTURY HOMES LTD	9/26/2002	00160460000505	0016046	0000505
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 ⁺
2025	\$197,476	\$40,000	\$237,476	\$237,476
2024	\$197,476	\$40,000	\$237,476	\$237,476
2023	\$198,388	\$40,000	\$238,388	\$217,426
2022	\$174,440	\$40,000	\$214,440	\$197,660
2021	\$140,276	\$40,000	\$180,276	\$179,691
2020	\$123,355	\$40,000	\$163,355	\$163,355

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.