



**Address:** [2701 TAR HEEL DR](#)  
**City:** FORT WORTH  
**Georeference:** 25413-20-1  
**Subdivision:** MEADOW CREEK SOUTH ADDITION  
**Neighborhood Code:** 4S350D

**Latitude:** 32.6191440854  
**Longitude:** -97.3599960279  
**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 20 Lot 1

**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)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** GOODRICH REALTY CONSULTING (00974)

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

**Site Number:** 07976410  
**Site Name:** MEADOW CREEK SOUTH ADDITION-20-1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,224  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,406  
**Land Acres<sup>\*</sup>:** 0.1700  
**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:**  
PETIKUN NARIN  
**Primary Owner Address:**  
3652 EDEN DR  
DALLAS, TX 75287

**Deed Date:** 3/27/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219061190](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRAVES LATOYA A	5/20/2017	<a href="#">D217132699</a>		
GRAVES LATOYA A;GRAVES RICHARD E	9/9/2016	<a href="#">D216213724</a>		
PBB PROPERTIES LLC	5/3/2016	<a href="#">D216108813</a>		
SANTOS MARTIN;SANTOS YESENIA	1/28/2013	<a href="#">D213023096</a>	0000000	0000000
PBB PROPERTIES LLC	10/24/2012	<a href="#">D212265830</a>	0000000	0000000
HERNANDEZ ALFREDO R;HERNANDEZ ANITA	10/9/2009	<a href="#">D209280963</a>	0000000	0000000
OST RICHARD C	8/16/2005	<a href="#">D205256981</a>	0000000	0000000
BEESON ASHLEY J;BEESON JAMES E	6/19/2003	00168430000309	0016843	0000309
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	\$239,919	\$40,000	\$279,919	\$279,919
2024	\$239,919	\$40,000	\$279,919	\$279,919
2023	\$261,026	\$40,000	\$301,026	\$301,026
2022	\$223,867	\$40,000	\$263,867	\$263,867
2021	\$154,000	\$40,000	\$194,000	\$194,000
2020	\$154,000	\$40,000	\$194,000	\$194,000

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

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.