



Address: [741 NELSON PL](#)
City: FORT WORTH
Georeference: 15045M-3-24
Subdivision: GARDEN MEADOWS SOUTH ADDN
Neighborhood Code: 1A020L

Latitude: 32.5903341134
Longitude: -97.3068141868
TAD Map: 2054-336
MAPSCO: TAR-119G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GARDEN MEADOWS SOUTH
ADDN Block 3 Lot 24

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BURLESON ISD (922)

State Code: A
Year Built: 2003
Personal Property Account: N/A
Agent: RESOLUTE PROPERTY TAX SOLUTION (0988) N
Protest Deadline Date: 5/24/2024

Site Number: 40006778
Site Name: GARDEN MEADOWS SOUTH ADDN-3-24
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,451
Percent Complete: 100%
Land Sqft^{*}: 5,663
Land Acres^{*}: 0.1300

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
LYON ANDREW T
LYON FAMILY LIVING TRUST
Primary Owner Address:
741 NELSON PL
BURLESON, TX 76028

Deed Date: 6/21/2022
Deed Volume:
Deed Page:
Instrument: [D222159945](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LYON ANDREW T;LYON DANIEL	3/3/2022	D222059801		
LYON ANDREW T	2/18/2022	D222048223		
SKARIN MARLENE	5/22/2015	142-15-076968		
SKARIN MARLENE;SKARIN TERRY EST	7/18/2008	D208287127	0000000	0000000
GRAY JEFFREY T;GRAY MOLLY A WISE	6/19/2003	00168560000210	0016856	0000210
GRAY JEFFREY T;GRAY MOLLY A	6/19/2003	000000000000000	0000000	0000000
CHOICE HOMES INC	3/31/2003	00165370000252	0016537	0000252
GARDEN MEADOWS SOUTH LLP	1/1/2002	000000000000000	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	\$162,683	\$45,000	\$207,683	\$207,683
2024	\$209,000	\$45,000	\$254,000	\$254,000
2023	\$214,982	\$45,000	\$259,982	\$259,982
2022	\$202,722	\$30,000	\$232,722	\$191,558
2021	\$159,712	\$30,000	\$189,712	\$174,144
2020	\$147,056	\$30,000	\$177,056	\$158,313

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.