



**Address:** [2801 SPOTTED OWL DR](#)  
**City:** FORT WORTH  
**Georeference:** 44715T-31-43  
**Subdivision:** VILLAGES OF WOODLAND SPRINGS W  
**Neighborhood Code:** 3K600B

**Latitude:** 32.9497344397  
**Longitude:** -97.3008159554  
**TAD Map:** 2060-464  
**MAPSCO:** TAR-021D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VILLAGES OF WOODLAND  
SPRINGS W Block 31 Lot 43

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
NORTHWEST ISD (911)

**Site Number:** 40245314

**Site Name:** VILLAGES OF WOODLAND SPRINGS W-31-43

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,349

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**Pool:** N

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$395,179

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

<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:**

SEHRWALD ZACHARY VON  
SEHRWALD FELICIA VON

**Primary Owner Address:**

2801 SPOTTED OWL DR  
FORT WORTH, TX 76244

**Deed Date:** 5/15/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224085577](#)

| Previous Owners                | Date      | Instrument                 | Deed Volume | Deed Page |
|--------------------------------|-----------|----------------------------|-------------|-----------|
| HYMAS RHETT D;HYMAS TIFFANY    | 3/16/2010 | <a href="#">D210063185</a> | 0000000     | 0000000   |
| RENTFRO CLINTON;RENTFRO JAYLIA | 6/16/2006 | <a href="#">D206192791</a> | 0000000     | 0000000   |
| BROWNE JAY A;BROWNE ROBIN D    | 7/30/2004 | <a href="#">D204240950</a> | 0000000     | 0000000   |
| CONTINENTAL HOMES OF TEXAS LP  | 8/21/2003 | <a href="#">D203340197</a> | 0017186     | 0000087   |
| ONE PRAIRIE MEADOWS LTD        | 1/1/2003  | 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$325,179          | \$70,000    | \$395,179    | \$395,179                    |
| 2024 | \$325,179          | \$70,000    | \$395,179    | \$395,179                    |
| 2023 | \$331,249          | \$70,000    | \$401,249    | \$345,093                    |
| 2022 | \$290,835          | \$50,000    | \$340,835    | \$313,721                    |
| 2021 | \$235,201          | \$50,000    | \$285,201    | \$285,201                    |
| 2020 | \$215,689          | \$50,000    | \$265,689    | \$265,689                    |

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.