



Address: [317 FLOWERING PLUM LN](#)
City: FORT WORTH
Georeference: 31741H-27-16
Subdivision: PARKS OF DEER CREEK ADDITION
Neighborhood Code: 4B012G

Latitude: 32.5948742597
Longitude: -97.3245283207
TAD Map: 2054-336
MAPSCO: TAR-119A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARKS OF DEER CREEK
ADDITION Block 27 Lot 16

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: 2004

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Protest Deadline Date: 5/24/2024

Site Number: 40330036
Site Name: PARKS OF DEER CREEK ADDITION-27-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,819
Percent Complete: 100%
Land Sqft^{*}: 6,042
Land Acres^{*}: 0.1387
Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

TRAN DUNG

Primary Owner Address:

317 FLOWERING PLUM LN
FORT WORTH, TX 76140

Deed Date: 1/10/2020

Deed Volume:

Deed Page:

Instrument: [D220009287](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| KAGAN BRADLEY;KAGAN GAIL KAGAN | 5/25/2007 | D207184705 | 0000000 | 0000000 |
| SECRETARY OF HUD | 9/8/2006 | D207059506 | 0000000 | 0000000 |
| WELLS FARGO BANK N A | 9/5/2006 | D206284055 | 0000000 | 0000000 |
| CRUMP CHIMERE;CRUMP MALACHI CRUMP | 12/22/2004 | D204399461 | 0000000 | 0000000 |
| LENNAR HOMES TEXAS LAND & CONS | 12/22/2004 | D204399458 | 0000000 | 0000000 |
| LENNAR HMS OF TEXAS LAND & CON | 8/24/2004 | D204271497 | 0000000 | 0000000 |
| LUMBERMAN'S INVESTMENT CORP | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$148,865 | \$60,000 | \$208,865 | \$208,865 |
| 2024 | \$187,500 | \$60,000 | \$247,500 | \$247,500 |
| 2023 | \$220,601 | \$40,000 | \$260,601 | \$260,601 |
| 2022 | \$194,792 | \$40,000 | \$234,792 | \$234,792 |
| 2021 | \$138,000 | \$40,000 | \$178,000 | \$178,000 |
| 2020 | \$138,000 | \$40,000 | \$178,000 | \$178,000 |

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.