



**Address:** [2701 GARDENDALE DR](#)  
**City:** FORT WORTH  
**Georeference:** 2899F-2-14  
**Subdivision:** BLUFFS, THE  
**Neighborhood Code:** 1B030G

**Latitude:** 32.7403317854  
**Longitude:** -97.178357789  
**TAD Map:** 2096-388  
**MAPSCO:** TAR-081E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BLUFFS, THE Block 2 Lot 14

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2005

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$302,253

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

**Site Number:** 40765423  
**Site Name:** BLUFFS, THE-2-14  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,905  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,000  
**Land Acres<sup>\*</sup>:** 0.1377  
**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:**

STURDIVANT DORITA MECA

**Primary Owner Address:**

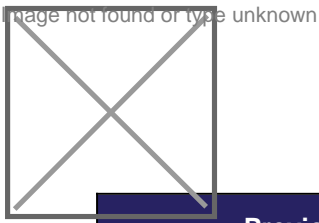
2701 GARDENDALE DR  
FORT WORTH, TX 76120

**Deed Date:** 12/31/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220000633](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPH PROPERTY TWO LLC	10/29/2019	<a href="#">D219247977</a>		
MORRIS DESMOND C;MORRIS JOY R	1/12/2006	<a href="#">D206016886</a>	0000000	0000000
MHI PARTNERSHIP	4/21/2005	<a href="#">D205119166</a>	0000000	0000000
PARLIAMENT VENTURES LTD	1/1/2005	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	\$242,253	\$60,000	\$302,253	\$291,356
2024	\$242,253	\$60,000	\$302,253	\$264,869
2023	\$277,788	\$60,000	\$337,788	\$240,790
2022	\$190,581	\$40,000	\$230,581	\$218,900
2021	\$159,000	\$40,000	\$199,000	\$199,000
2020	\$160,263	\$38,737	\$199,000	\$199,000

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

- 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.