



Address: [12108 WORTHWOOD ST](#)
City: FORT WORTH
Georeference: 10973-D-25
Subdivision: EDGEWOOD
Neighborhood Code: 4B012D

Latitude: 32.5822569705
Longitude: -97.3342119508
TAD Map: 2048-332
MAPSCO: TAR-118M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDGEWOOD Block D Lot 25

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: 2006

Personal Property Account: N/A

Agent: ROBERT OLA COMPANY LLC dba OLA TAX (00955)

Protest Deadline Date: 5/24/2024

Site Number: 40901661
Site Name: EDGEWOOD-D-25
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,520
Percent Complete: 100%
Land Sqft^{*}: 6,965
Land Acres^{*}: 0.1598
Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

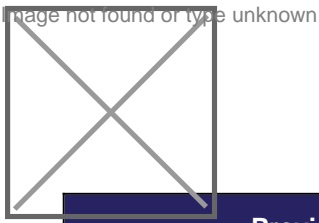
Current Owner:

LARC HOLDINGS III, LLC

Primary Owner Address:

PO BOX 291
COLLEYVILLE, TX 76034

Deed Date: 1/20/2016
Deed Volume:
Deed Page:
Instrument: [D216018422](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DFW R20 LLC	3/4/2014	D214045329	0000000	0000000
MEADORS BRUCE JR;MEADORS ERIN	1/14/2008	D208023791	0000000	0000000
HSBC BANK USA NA	6/5/2007	D207202771	0000000	0000000
CASBORN MARLON B;CASBORN MICHELLE	9/15/2006	D206294126	0000000	0000000
MHI PARTNERSHIP LTD	5/15/2006	D206156782	0000000	0000000
210 EDGEWOOD LP	1/1/2005	0000000000000000	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	\$255,330	\$65,000	\$320,330	\$320,330
2024	\$267,000	\$65,000	\$332,000	\$332,000
2023	\$285,000	\$45,000	\$330,000	\$330,000
2022	\$218,676	\$45,000	\$263,676	\$263,676
2021	\$202,000	\$45,000	\$247,000	\$247,000
2020	\$192,928	\$45,000	\$237,928	\$237,928

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.