



Address: [12808 OLD MACGREGOR LN](#)
City: FORT WORTH
Georeference: 27804B-30-2
Subdivision: MC PHERSON RANCH
Neighborhood Code: 3K600J

Latitude: 32.9602242967
Longitude: -97.2722614052
TAD Map: 2066-468
MAPSCO: TAR-008Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC PHERSON RANCH Block 30
Lot 2

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)
State Code: A
Year Built: 2006
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40930971
Site Name: MC PHERSON RANCH-30-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,673
Percent Complete: 100%
Land Sqft^{*}: 5,500
Land Acres^{*}: 0.1262
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:
ALM TEXAS #1 LLC
Primary Owner Address:
1216 ESTRELLAS DR
KELLER, TX 76248-5714

Deed Date: 12/30/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D209006261](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TEMING EDUARDO	8/17/2006	D206276226	0000000	0000000
DR HORTON - TEXAS 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 ⁺
2025	\$263,430	\$65,000	\$328,430	\$328,430
2024	\$263,430	\$65,000	\$328,430	\$328,430
2023	\$252,700	\$65,000	\$317,700	\$317,700
2022	\$207,000	\$50,000	\$257,000	\$257,000
2021	\$180,000	\$50,000	\$230,000	\$230,000
2020	\$177,744	\$50,000	\$227,744	\$227,744

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.