



Address: [5944 MELANIE DR](#)
City: FORT WORTH
Georeference: 307B-23-16
Subdivision: ALEXANDRA MEADOWS SOUTH
Neighborhood Code: 2N200D

Latitude: 32.8517657228
Longitude: -97.3304215225
TAD Map: 2048-428
MAPSCO: TAR-049A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ALEXANDRA MEADOWS
SOUTH Block 23 Lot 16

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A
Year Built: 2006
Personal Property Account: N/A
Agent: THE RAY TAX GROUP LLC (01008)
Protest Deadline Date: 5/24/2024

Site Number: 40983242
Site Name: ALEXANDRA MEADOWS SOUTH-23-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,346
Percent Complete: 100%
Land Sqft^{*}: 4,400
Land Acres^{*}: 0.1010
Pool: N

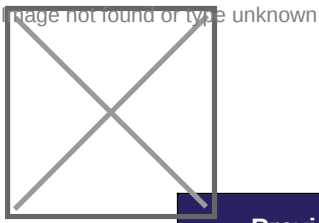
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
WRIGHT ANNETTE
Primary Owner Address:
5944 MELANIE DR
FORT WORTH, TX 76131

Deed Date: 4/28/2021
Deed Volume:
Deed Page:
Instrument: [D221125472](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PETTYJOHN ROY	2/26/2016	D216042411		
NICE JENNIFER	5/9/2007	D207168994	0000000	0000000
DR HORTON - TEXAS LTD	1/1/2006	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	\$132,603	\$60,000	\$192,603	\$192,603
2024	\$165,662	\$60,000	\$225,662	\$225,662
2023	\$249,800	\$45,000	\$294,800	\$294,800
2022	\$184,893	\$45,000	\$229,893	\$229,893
2021	\$163,627	\$45,000	\$208,627	\$208,627
2020	\$148,289	\$45,000	\$193,289	\$191,961

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.