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Address: [1909 ALANBROOKE DR](#)
City: FORT WORTH
Georeference: 16945-16-12R
Subdivision: HAMLET ADDITION-FORT WORTH
Neighborhood Code: 1E030D

Latitude: 32.6207862475
Longitude: -97.2964819842
TAD Map: 2060-344
MAPSCO: TAR-105R



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

PROPERTY DATA

Legal Description: HAMLET ADDITION-FORT WORTH Block 16 Lot 12R

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EVERMAN ISD (904)

Site Number: 41050282
Site Name: HAMLET ADDITION-FORT WORTH-16-12R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,658
Percent Complete: 100%
Land Sqft^{*}: 6,534
Land Acres^{*}: 0.1500
Pool: N

State Code: A
Year Built: 2017
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$303,146
Protest Deadline Date: 5/24/2024

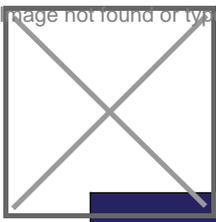
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
MARBLEY CARLEAN
Primary Owner Address:
1909 ALANBROOKE DR
FORT WORTH, TX 76140

Deed Date: 5/19/2017
Deed Volume:
Deed Page:
Instrument: [D217114841](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ENDEAVOR WALL HOMES LLC	2/29/2016	D216045002		
RISINGER DEVELOPMENT LLC	2/4/2016	D216023829		
GLOBAL UNIVERSAL INC	12/23/2015	D215286334		
EVERMAN HOMES LLC	1/3/2013	D213134498	0000000	0000000
WOODHAVEN NATIONAL BANK	1/1/2013	D213123750	0000000	0000000
WELLS FRAMING CONTRACTORS INC	1/1/2006	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	\$263,942	\$39,204	\$303,146	\$276,994
2024	\$263,942	\$39,204	\$303,146	\$251,813
2023	\$282,135	\$45,000	\$327,135	\$228,921
2022	\$215,285	\$35,000	\$250,285	\$208,110
2021	\$154,191	\$35,000	\$189,191	\$189,191
2020	\$158,653	\$35,000	\$193,653	\$188,943

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.