



Address: [2005 ALANBROOKE DR](#)
City: FORT WORTH
Georeference: 16945-17-7R
Subdivision: HAMLET ADDITION-FORT WORTH
Neighborhood Code: 1E030D

Latitude: 32.6212538987
Longitude: -97.2952106914
TAD Map: 2060-344
MAPSCO: TAR-105R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HAMLET ADDITION-FORT WORTH Block 17 Lot 7R

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)

State Code: A

Year Built: 2015

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 41050347

Site Name: HAMLET ADDITION-FORT WORTH-17-7R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,632

Percent Complete: 100%

Land Sqft^{*}: 5,663

Land Acres^{*}: 0.1300

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:

JDR CAPITAL VENTURES LLC

Primary Owner Address:

4101 DUBLIN BLVD STE F120
DUBLIN, CA 94568

Deed Date: 2/24/2016

Deed Volume:

Deed Page:

Instrument: [D216037076](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
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	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	\$200,199	\$33,978	\$234,177	\$234,177
2024	\$243,977	\$33,978	\$277,955	\$277,955
2023	\$243,945	\$45,000	\$288,945	\$288,945
2022	\$197,198	\$35,000	\$232,198	\$232,198
2021	\$131,255	\$35,000	\$166,255	\$166,255
2020	\$131,255	\$35,000	\$166,255	\$166,255

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.