



Address: [1868 LYNNWOOD HILLS DR](#)
City: FORT WORTH
Georeference: 8672-1-17
Subdivision: CRESCENT PLACE
Neighborhood Code: 1H030B

Latitude: 32.7517872664
Longitude: -97.2226458418
TAD Map: 2084-392
MAPSCO: TAR-080A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CRESCENT PLACE Block 1 Lot 17

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$346,509

Protest Deadline Date: 5/24/2024

Site Number: 41175190

Site Name: CRESCENT PLACE-1-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,971

Percent Complete: 100%

Land Sqft^{*}: 5,250

Land Acres^{*}: 0.1205

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:

HENDERSON NANCY

Primary Owner Address:

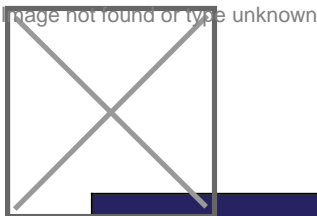
1868 LYNNWOOD HLS
FORT WORTH, TX 76112-7533

Deed Date: 6/10/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209158398](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	1/23/2009	D209076449	0000000	0000000
COUTNRYWIDE HM LOANS SERVICING	1/6/2009	D209008629	0000000	0000000
FRANKLIN RODERICK;FRANKLIN SARA	8/1/2007	D207272763	0000000	0000000
HMH LIFESTYLES LP	3/18/2007	D207098331	0000000	0000000
FW CRESCENT PLACE LOTS LP	11/7/2006	D206353737	0000000	0000000
FINANCIAL SPECIALISTS 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	\$330,759	\$15,750	\$346,509	\$300,141
2024	\$330,759	\$15,750	\$346,509	\$272,855
2023	\$339,264	\$15,750	\$355,014	\$248,050
2022	\$319,906	\$22,000	\$341,906	\$225,500
2021	\$183,000	\$22,000	\$205,000	\$205,000
2020	\$183,000	\$22,000	\$205,000	\$201,314

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.