



Address: [1204 LIPSCOMB ST](#)
City: FORT WORTH
Georeference: 24609-1-17R
Subdivision: MAGNOLIA GREEN
Neighborhood Code: A4T010Q

Latitude: 32.7318089743
Longitude: -97.3334985249
TAD Map: 2048-384
MAPSCO: TAR-076M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MAGNOLIA GREEN Block 1 Lot 17R

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

Protest Deadline Date: 5/24/2024

Site Number: 41273109

Site Name: MAGNOLIA GREEN-1-17R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,159

Percent Complete: 100%

Land Sqft^{*}: 2,311

Land Acres^{*}: 0.0530

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:

HUSZAR STEPHEN R
HUSZAR SUSAN M

Primary Owner Address:

1204 LIPSCOMB ST
FORT WORTH, TX 76104

Deed Date: 9/27/2019

Deed Volume:

Deed Page:

Instrument: [D219223093](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MUELLER CHARLES J.;MUELLER KELLY A	11/7/2017	D217260780		
DAVIS SAMUEL H	10/28/2008	D208410003	0000000	0000000
FAULKNER CHRISTOPHER B	6/28/2007	D207252038	0000000	0000000
VILLAGE HOMES LP	1/1/2007	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	\$494,110	\$50,000	\$544,110	\$544,110
2024	\$494,110	\$50,000	\$544,110	\$544,110
2023	\$468,985	\$50,000	\$518,985	\$503,298
2022	\$407,544	\$50,000	\$457,544	\$457,544
2021	\$371,084	\$50,000	\$421,084	\$421,084
2020	\$347,113	\$50,000	\$397,113	\$397,113

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.