



Address: [2738 TRIANGLE LEAF DR](#)
City: FORT WORTH
Georeference: 44715T-165-10
Subdivision: VILLAGES OF WOODLAND SPRINGS W
Neighborhood Code: 3K600B

Latitude: 32.9392735408
Longitude: -97.3026401047
TAD Map: 2060-460
MAPSCO: TAR-021M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND
SPRINGS W Block 165 Lot 10

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

Site Number: 41404548

Site Name: VILLAGES OF WOODLAND SPRINGS W-165-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,787

Percent Complete: 100%

Land Sqft^{*}: 5,803

Land Acres^{*}: 0.1332

Pool: N

State Code: A

Year Built: 2011

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$327,667

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:

MARK AND LINDA TOPHAM REVOCABLE TRUST

Primary Owner Address:

2738 TRIANGLE LEAF DR
FORT WORTH, TX 76244

Deed Date: 1/27/2022

Deed Volume:

Deed Page:

Instrument: [D222029404](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TOPHAM LINDA;TOPHAM MARK	2/5/2021	D221035063		
PETERS DOUGLAS D;PETERS PATRICI	1/20/2011	D212017894	0000000	0000000
FIRST TEXAS HOMES INC	8/2/2009	D209231792	0000000	0000000
ALLEN PARTNERS LP	1/1/2008	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	\$257,667	\$70,000	\$327,667	\$327,667
2024	\$257,667	\$70,000	\$327,667	\$321,054
2023	\$302,826	\$70,000	\$372,826	\$291,867
2022	\$215,334	\$50,000	\$265,334	\$265,334
2021	\$215,334	\$50,000	\$265,334	\$265,334
2020	\$197,551	\$50,000	\$247,551	\$247,551

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.