



Address: [1308 GHOST FLOWER DR](#)
City: FORT WORTH
Georeference: 32942E-11A-12
Subdivision: PRESIDIO WEST
Neighborhood Code: 2Z201G

Latitude: 32.9172594201
Longitude: -97.3390779215
TAD Map: 2048-452
MAPSCO: TAR-020V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PRESIDIO WEST Block 11A Lot 12

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: NORTH TEXAS PROPERTY TAX SERV (00855)

Protest Deadline Date: 5/24/2024

Site Number: 41614623
Site Name: PRESIDIO WEST-11A-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,210
Percent Complete: 100%
Land Sqft^{*}: 8,393
Land Acres^{*}: 0.1926
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:

COSBY FAMILY LIVING TRUST

Primary Owner Address:

1308 GHOST FLOWER DR
FORT WORTH, TX 76177

Deed Date: 6/30/2020

Deed Volume:

Deed Page:

Instrument: [D220165897](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COSBY BRENDA K;COSBY JERRELL J	8/28/2013	D213232721	0000000	0000000
FIRST TEXAS HOMES INC	1/1/2012	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	\$343,800	\$100,000	\$443,800	\$443,800
2024	\$403,700	\$100,000	\$503,700	\$503,700
2023	\$479,482	\$90,000	\$569,482	\$471,008
2022	\$426,139	\$70,000	\$496,139	\$428,189
2021	\$319,263	\$70,000	\$389,263	\$389,263
2020	\$301,200	\$70,000	\$371,200	\$371,200

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.