



Address: [2306 PARK PLACE AVE # 9B](#) **Latitude:** 00000000000000000000000000000000
City: FORT WORTH **Longitude:** 00000000000000000000000000000000
Georeference: 14306C---09 **TAD Map:** 2042-384
Subdivision: FOREST PARK TOWER CONDOMINIUM-076P
Neighborhood Code: U4002F



Google Map or type unknown
This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: FOREST PARK TOWER
CONDOMINIUM UNIT 9B & 2.784% OF COMMON
AREA
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: 1930
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$349,752
Protest Deadline Date: 5/24/2024
Site Number: 41661338
Site Name: FOREST PARK TOWER CONDOMINIUM-9B
Site Class: A3 - Residential - Urban Condominium
Parcels: 1
Approximate Size⁺⁺⁺: 1,122
Percent Complete: 100%
Land Sqft^{*}: 0
Land Acres^{*}: 0.0000
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:
CHAMPAN JOHN
CHAMPAN JILL EVANS
Primary Owner Address:
39 E SUNNY SLOPE CIR
THE WOODLANDS, TX 77381
Deed Date: 11/22/2024
Deed Volume:
Deed Page:
Instrument: [D224212109](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FERGUSON STEPHEN	7/2/2021	D221193673		
KLEINSASSER LINDSAY S;KLEINSASSER MATTHIAS J	9/18/2019	D219213117		
COOK ALAN C;COOK DENISE A	5/20/2016	D216108371		
BUSTER & BODIE LLC	4/7/2016	D216074216		
DAY LLOYD F JR	8/26/2013	D213227315	0000000	0000000
FOREST PARK PARTNERS LTD	1/1/2013	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	\$309,752	\$40,000	\$349,752	\$349,752
2024	\$309,752	\$40,000	\$349,752	\$349,752
2023	\$327,454	\$25,000	\$352,454	\$352,454
2022	\$266,513	\$25,000	\$291,513	\$291,513
2021	\$246,940	\$25,000	\$271,940	\$271,940
2020	\$270,000	\$25,000	\$295,000	\$295,000

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.