



Tarrant Appraisal District Property Information | PDF Account Number: 42071524

Address: 4745 MEADOW GREEN TR

City: FORT WORTH Georeference: 35042-20-3 Subdivision: ROLLING MEADOWS EAST Neighborhood Code: 3K600O

GoogletMapd or type unknown

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

PROPERTY DATA

Legal Description: ROLLING MEADOWS EAST Block 20 Lot 3 Jurisdictions: CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) KELLER ISD (907) State Code: A Year Built: 2015 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$405,412 Protest Deadline Date: 5/24/2024 Latitude: 32.9691354045 Longitude: -97.2561141466 TAD Map: 2072-472 MAPSCO: TAR-009S



Site Number: 800005610 Site Name: ROLLING MEADOWS EAST 20 3 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,011 Percent Complete: 100% Land Sqft^{*}: 5,500 Land Acres^{*}: 0.1263 Pool: N

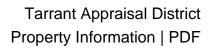
+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner: MCLAURIN BRIAN Primary Owner Address: 4745 MEADOW GREEN TRL FORT WORTH, TX 76244

Deed Date: 3/26/2024 Deed Volume: Deed Page: Instrument: D224051412





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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$335,412	\$70,000	\$405,412	\$405,412
2024	\$335,412	\$70,000	\$405,412	\$390,492
2023	\$320,000	\$70,000	\$390,000	\$354,993
2022	\$267,721	\$55,000	\$322,721	\$322,721
2021	\$231,901	\$55,000	\$286,901	\$286,901
2020	\$215,335	\$55,000	\$270,335	\$270,335

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.