



Address: [1112 BOWLUS DR](#)
City: FORT WORTH
Georeference: 17553M-12-26
Subdivision: HAWTHORNE MEADOWS
Neighborhood Code: 2Z201L

Latitude: 32.9220663662
Longitude: -97.3425793388
TAD Map: 2048-456
MAPSCO: TAR-020V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HAWTHORNE MEADOWS Block
12 Lot 26

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: 2017
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 800024727
Site Name: HAWTHORNE MEADOWS 12 26
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,656
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1435
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:
SYAN HARKRIT
Primary Owner Address:
1112 BOWLUS DR
FORT WORTH, TX 76177

Deed Date: 10/5/2021
Deed Volume:
Deed Page:
Instrument: [D221295386](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SYAN BALWINDER;SYAN HARKRIT	6/21/2019	D219137915		
SAENZ JACOB;SYAN HARKRIT	5/15/2018	D218105113		



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	\$256,142	\$75,000	\$331,142	\$331,142
2024	\$256,142	\$75,000	\$331,142	\$331,142
2023	\$277,448	\$70,000	\$347,448	\$312,212
2022	\$226,380	\$70,000	\$296,380	\$283,829
2021	\$188,026	\$70,000	\$258,026	\$258,026
2020	\$172,891	\$70,000	\$242,891	\$242,891

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.