



Address: [10105 CALLAN LN](#)
City: FORT WORTH
Georeference: 34234-24-23
Subdivision: RICHMOND ADDN - FT WORTH
Neighborhood Code: 2N1004

Latitude: 32.9153147742
Longitude: -97.361187349
TAD Map: 2042-452
MAPSCO: TAR-020S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RICHMOND ADDN - FT WORTH
Block 24 Lot 23

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A
Year Built: 2020
Personal Property Account: N/A
Agent: OCONNOR & ASSOCIATES (00436)
Notice Sent Date: 4/15/2025
Notice Value: \$381,191
Protest Deadline Date: 5/24/2024

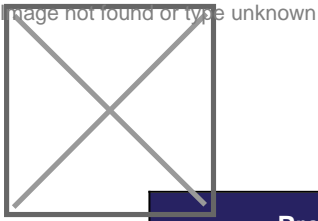
Site Number: 800043765
Site Name: RICHMOND ADDN - FT WORTH 24 23
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,085
Percent Complete: 100%
Land Sqft^{*}: 6,500
Land Acres^{*}: 0.1492
Pool: N

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

OWNER INFORMATION

Current Owner:
PERKINS JOHN-MICHAEL
PERKINS KRYSTEN A
Primary Owner Address:
10105 CALLAN LN
FORT WORTH, TX 76131

Deed Date: 1/22/2021
Deed Volume:
Deed Page:
Instrument: [D221020367](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERITAGE HOMES OF TEXAS LLC	8/16/2019	D220027513		

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	\$245,741	\$95,000	\$340,741	\$340,741
2024	\$286,191	\$95,000	\$381,191	\$367,210
2023	\$345,844	\$70,000	\$415,844	\$333,827
2022	\$233,479	\$70,000	\$303,479	\$303,479
2021	\$136,310	\$70,000	\$206,310	\$206,310
2020	\$0	\$49,000	\$49,000	\$49,000

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

- 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.