

Property Information | PDF

Account Number: 42751550

Address: 239 DRUMCLIFFE DR

City: FORT WORTH Georeference: 44563-5-11 Subdivision: VANN TRACT

Neighborhood Code: 2Z200L

Latitude: 32.9339783337 Longitude: -97.3642496565

**TAD Map:** 2036-460 MAPSCO: TAR-020J



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

## PROPERTY DATA

Legal Description: VANN TRACT Block 5 Lot 11

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: 2022

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

**Site Number:** 800061973

Site Name: VANN TRACT Block 5 Lot 11 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,654 Percent Complete: 100% Land Sqft\*: 261,360,000 Land Acres\*: 6,000.0000

Pool: N

+++ Rounded.

## OWNER INFORMATION

**Current Owner:** 

**NIRAULA SURAJ DAHAL GITA** 

**Primary Owner Address:** 

239 DRUMCLIFFE DR FORT WORTH, TX 76052

**Deed Date: 5/24/2022** 

**Deed Volume: Deed Page:** 

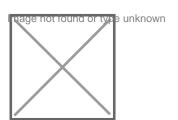
Instrument: D222134903

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON-TEXAS LTD	10/29/2021	D221319265		

## **VALUES**

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



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	\$249,103	\$75,000	\$324,103	\$324,103
2024	\$249,103	\$75,000	\$324,103	\$324,103
2023	\$281,206	\$45,000	\$326,206	\$326,206
2022	\$0	\$31,500	\$31,500	\$31,500
0	\$0	\$0	\$0	\$0

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.