

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42782137

Address: 1652 WHITWORTH DR

City: FORT WORTH
Georeference: 47157-9-10

Subdivision: WILLOW SPRINGS ADDITION

Neighborhood Code: 2Z300K

Googlet Mapd or type unknown

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

## PROPERTY DATA

Legal Description: WILLOW SPRINGS ADDITION

Block 9 Lot 10

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: 2023

Personal Property Account: N/A Agent: OWNWELL INC (12140)

Notice Sent Date: 4/15/2025
Notice Value: \$479,402

Protest Deadline Date: 8/16/2024

Site Number: 800065192

Site Name: WILLOW SPRINGS ADDITION Block 9 Lot 10

Latitude: 32.97629827

**TAD Map:** 2030-472 **MAPSCO:** TAR-005P

Longitude: -97.3947806818

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,239
Percent Complete: 100%

**Land Sqft\***: 10,585 **Land Acres\***: 0.2430

Pool: N

+++ Rounded.

## OWNER INFORMATION

1652 WHITWORTH DR

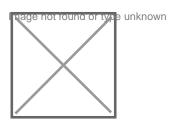
Current Owner:Deed Date: 2/2/2024THAPA MANISHDeed Volume:Primary Owner Address:Deed Page:

HASLET, TX 76052 Instrument: <u>D224019765</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASHTON DALLAS RESIDENTIAL LLC	8/31/2022	D222217786		

07-26-2025 Page 1

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



**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	\$394,402	\$85,000	\$479,402	\$479,402
2024	\$394,402	\$85,000	\$479,402	\$465,802
2023	\$0	\$59,500	\$59,500	\$59,500
2022	\$0	\$56,000	\$56,000	\$56,000
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.

07-26-2025 Page 2

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