



Address: [2428 SOUTHERN MAGNOLIA DR](#)
City: FORT WORTH
Georeference: 41142-O-18
Subdivision: SYCAMORE LANDING
Neighborhood Code: 4S360S

Latitude: 32.6247331148
Longitude: -97.3564689984
TAD Map: 2042-348
MAPSCO: TAR-104P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SYCAMORE LANDING Block O
Lot 18

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: O
Year Built: 0
Personal Property Account: N/A
Agent: ELLIOTT-WELLMAN (00642)
Notice Sent Date: 4/15/2025
Notice Value: \$28,000
Protest Deadline Date: 7/12/2024

Site Number: 800085241
Site Name: SYCAMORE LANDING Block O Lot 18
Site Class: O1 - Residential - Vacant Inventory
Parcels: 1
Approximate Size⁺⁺⁺: 0
Percent Complete: 0%
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:
LEGEND CLASSIC HOMES LTD
Primary Owner Address:
13141 NORTHWEST FWY
HOUSTON, TX 77040

Deed Date: 8/1/2024
Deed Volume:
Deed Page:
Instrument: [D224138472](#)

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	\$0	\$28,000	\$28,000	\$28,000
2024	\$0	\$28,000	\$28,000	\$28,000
0	\$0	\$0	\$0	\$0

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

There are no exemptions for this property

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.