

## LOCATION

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**Address:** [4321 ROWAN DR](#)  
**City:** FORT WORTH  
**Georeference:** 24475-1-6R  
**Subdivision:** LUTHERS CREEK ADDITION  
**Neighborhood Code:** 4R003A

**Latitude:** 32.7104217073  
**Longitude:** -97.4263793554  
**TAD Map:** 2018-376  
**MAPSCO:** TAR-074X



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** LUTHERS CREEK ADDITION  
Block 1 Lot 6R

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1978

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 01619209

**Site Name:** LUTHERS CREEK ADDITION-1-6R

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,193

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,965

**Land Acres<sup>\*</sup>:** 0.1828

**Pool:** N

+++ Rounded.

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

## OWNER INFORMATION

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**Current Owner:**

LAWRENCE REBECCA SUSAN

**Primary Owner Address:**

4321 ROWAN DR  
FORT WORTH, TX 76116-8113

**Deed Date:** 1/23/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212016634](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DMMA INC	9/5/2006	<a href="#">D206278346</a>	0000000	0000000
JOHNSON PATSY LYNN	7/13/1990	00099860001120	0009986	0001120
HARE RICHARD F JR	6/1/1982	00000000000000	0000000	0000000

## 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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$429,019	\$110,000	\$539,019	\$486,646
2023	\$353,374	\$110,000	\$463,374	\$442,405
2022	\$292,186	\$110,000	\$402,186	\$402,186
2021	\$271,933	\$110,000	\$381,933	\$381,933
2020	\$245,791	\$110,000	\$355,791	\$355,791

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.