

LOCATION

Address: [7449 VAN NATTA LN](#)
City: FORT WORTH
Georeference: 25510-2-21
Subdivision: MEADOWBROOK ACRES ADDITION
Neighborhood Code: 1B030E

Latitude: 32.7401753218
Longitude: -97.1957744154
TAD Map: 2090-388
MAPSCO: TAR-080H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOWBROOK ACRES
 ADDITION Block 2 Lot 21

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)

Site Number: 01682695
Site Name: MEADOWBROOK ACRES ADDITION-2-21
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,955
Percent Complete: 100%
Land Sqft^{*}: 8,120
Land Acres^{*}: 0.1864
Pool: N

State Code: A
Year Built: 1966
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
 MARSHALL GEMMA CELIS
Primary Owner Address:
 7449 VAN NATTA LN
 FORT WORTH, TX 76112-5905

Deed Date: 8/19/2010
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D210306428](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARSHALL JON R	12/31/1900	0000000000000000	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$161,000	\$35,000	\$196,000	\$153,999
2023	\$182,203	\$35,000	\$217,203	\$139,999
2022	\$121,030	\$35,000	\$156,030	\$127,272
2021	\$80,702	\$35,000	\$115,702	\$115,702
2020	\$108,249	\$35,000	\$143,249	\$126,748

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.