

## LOCATION

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**Address:** [2944 FOREST PARK BLVD](#)

**City:** FORT WORTH

**Georeference:** 33040-17-13

**Subdivision:** PROSPECT HEIGHTS ADDITION

**Neighborhood Code:** M4T03A

**Latitude:** 32.7079326003

**Longitude:** -97.3526275802

**TAD Map:** 2042-376

**MAPSCO:** TAR-076X



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:** PROSPECT HEIGHTS  
ADDITION Block 17 Lot 13

**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:** B

**Year Built:** 2022

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02266288

**Site Name:** PROSPECT HEIGHTS ADDITION-17-13

**Site Class:** B - Residential - Multifamily

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 5,000

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> 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:**

6771 LLC

**Primary Owner Address:**

4411 MCKINNEY AVE #20  
DALLAS, TX 75205

**Deed Date:** 10/29/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221318080](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DWIGHT TIM	9/10/2013	<a href="#">D213242741</a>	0000000	0000000
DWIGHT STEPHANIE;DWIGHT TIMOTHY	5/18/2007	<a href="#">D207179427</a>	0000000	0000000
BRADDOCK RUTH B	3/11/1991	000000000000000	0000000	0000000
BRADDOCK RUTH B;BRADDOCK TRAVIS	12/31/1900	00035710000580	0003571	0000580

## 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	\$824,897	\$125,000	\$949,897	\$949,897
2023	\$688,237	\$168,750	\$856,987	\$856,987
2022	\$0	\$110,000	\$110,000	\$110,000
2021	\$104,000	\$110,000	\$214,000	\$214,000
2020	\$104,000	\$110,000	\$214,000	\$214,000

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.