



## LOCATION

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**Address:** [2408 LAUREL HILL LN](#)  
**City:** FORT WORTH  
**Georeference:** 39545-19-117  
**Subdivision:** SOUTH MEADOW ADDITION  
**Neighborhood Code:** 4S350E

**Latitude:** 32.6426640062  
**Longitude:** -97.356777515  
**TAD Map:** 2042-352  
**MAPSCO:** TAR-104F



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:** SOUTH MEADOW ADDITION  
Block 19 Lot 117

**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:** A

**Year Built:** 1999

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07208812

**Site Name:** SOUTH MEADOW ADDITION-19-117

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,268

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,000

**Land Acres<sup>\*</sup>:** 0.1147

**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:**

FRAIRE WENDY

**Primary Owner Address:**

2408 LAURELHILL LN  
FORT WORTH, TX 76133-8189

**Deed Date:** 12/17/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212310265](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	5/16/2012	<a href="#">D212204588</a>	0000000	0000000
WELLS FARGO BANK N A	5/1/2012	<a href="#">D212108875</a>	0000000	0000000
SAMPLE-THOMAS L C;SAMPLE-THOMAS PAULA	8/27/1999	00139920000424	0013992	0000424
CHOICE HOMES TEXAS INC	6/8/1999	00138530000610	0013853	0000610
STEVE HAWKINS CUST HOMES INC	1/1/1998	000000000000000	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	\$228,660	\$30,000	\$258,660	\$187,694
2023	\$229,778	\$30,000	\$259,778	\$170,631
2022	\$182,747	\$30,000	\$212,747	\$155,119
2021	\$160,153	\$30,000	\$190,153	\$141,017
2020	\$135,802	\$30,000	\$165,802	\$128,197

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.