



LOCATION

Address: [1545 WILLOW TREE DR](#)
City: FORT WORTH
Georeference: 47157B-2-15
Subdivision: WILLOW SPRINGS RANCH
Neighborhood Code: 2Z300C

Latitude: 32.9669643956
Longitude: -97.3955779205
TAD Map: 2030-472
MAPSCO: TAR-005T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW SPRINGS RANCH
Block 2 Lot 15

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40264688
Site Name: WILLOW SPRINGS RANCH-2-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,172
Percent Complete: 100%
Land Sqft^{*}: 43,560
Land Acres^{*}: 1.0000
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

SOUZA MATHEW C JR
SOUZA NICOLE R

Primary Owner Address:

1545 WILLOW TREE DR
HASLET, TX 76052

Deed Date: 12/20/2018

Deed Volume:

Deed Page:

Instrument: [D218278853](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REID JESSICA	7/20/2015	D216151269		
REID COBY B;REID JESSICA	7/1/2011	D211159127	0000000	0000000
DONALDSON SHERRY L;DONALDSON THOMAS	5/9/2007	D207169353	0000000	0000000
CHANCELLOR JEFF;CHANCELLOR JENNIFER	1/15/2004	D204021063	0000000	0000000
BAILEE CUSTOM HOMES INC	8/26/2003	D203335279	0017171	0000349
WILLOW SPRINGS INVEST GROUP LP	1/1/2003	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	\$695,750	\$120,000	\$815,750	\$758,670
2023	\$764,966	\$90,000	\$854,966	\$689,700
2022	\$716,544	\$80,000	\$796,544	\$627,000
2021	\$490,000	\$80,000	\$570,000	\$570,000
2020	\$490,000	\$80,000	\$570,000	\$570,000

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

- HOMESTEAD GENERAL 11.13(b)
- DISABLED VET 50 to 69 PCT 11.22

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.