



## LOCATION

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**Address:** [1820 ALANBROOKE DR](#)  
**City:** FORT WORTH  
**Georeference:** 16945-1R1-6  
**Subdivision:** HAMLET ADDITION-FORT WORTH  
**Neighborhood Code:** 1E030D

**Latitude:** 32.6200294155  
**Longitude:** -97.2978681053  
**TAD Map:** 2060-344  
**MAPSCO:** TAR-105R



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:** HAMLET ADDITION-FORT WORTH Block 1R1 Lot 6

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EVERMAN ISD (904)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40305392

**Site Name:** HAMLET ADDITION-FORT WORTH-1R1-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,338

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,515

**Land Acres<sup>\*</sup>:** 0.1495

**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:**

PROGRESS RESIDENTIAL BORROWER 4 LLC

**Primary Owner Address:**

PO BOX 4090  
SCOTTSDALE, AZ 85261

**Deed Date:** 8/2/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218173006](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PROPERTY OWNER 5 LLC	4/9/2018	<a href="#">D218077363</a>		
ALBATROSS INVESTMENT GROUP LLC	4/9/2018	<a href="#">D218077246</a>		
LEWIS TONJI	6/25/2004	<a href="#">D204202061</a>	0000000	0000000
WELLS FRAMING CONTRACTORS INC	1/1/2003	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	\$202,910	\$39,090	\$242,000	\$242,000
2023	\$212,000	\$45,000	\$257,000	\$257,000
2022	\$157,000	\$35,000	\$192,000	\$192,000
2021	\$105,160	\$35,000	\$140,160	\$140,160
2020	\$111,000	\$35,000	\$146,000	\$146,000

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.