



## LOCATION

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**Address:** [1208 S ADAMS ST](#)

**City:** FORT WORTH

**Georeference:** 27295-4-3A

**Subdivision:** MC CLELLAN'S SUBDIVISION

**Neighborhood Code:** A4T010Q

**Latitude:** 32.7315348815

**Longitude:** -97.3370368935

**TAD Map:** 2048-384

**MAPSCO:** TAR-076M



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:** MC CLELLAN'S SUBDIVISION  
Block 4 Lot 3A

**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:** A

**Year Built:** 2006

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40935817

**Site Name:** MC CLELLAN'S SUBDIVISION-4-3A

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,916

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 2,576

**Land Acres<sup>\*</sup>:** 0.0591

**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:**

DEPRANG BRIAN D

DEPRANG AMY C

**Primary Owner Address:**

231 PARKWAY DR STE 100

PMB 165

EARLY, TX 76802

**Deed Date:** 6/11/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218127677](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KRASSELT RHONDA K	4/4/2011	<a href="#">D211098903</a>	0000000	0000000
TEXANA TOWNHOMES JV	6/29/2006	<a href="#">D206217555</a>	0000000	0000000
TEXANA TOWNHOUSES LLC	1/1/2005	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	\$450,009	\$50,000	\$500,009	\$500,009
2023	\$427,179	\$50,000	\$477,179	\$463,455
2022	\$371,323	\$50,000	\$421,323	\$421,323
2021	\$338,179	\$50,000	\$388,179	\$388,179
2020	\$316,393	\$50,000	\$366,393	\$366,393

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.