



## LOCATION

**Address:** [452 W MORPHY ST](#)  
**City:** FORT WORTH  
**Georeference:** 26500-1-25A  
**Subdivision:** MOODIE, S O SUBDIVISION  
**Neighborhood Code:** A4T010C

**Latitude:** 32.7294887879  
**Longitude:** -97.3300711759  
**TAD Map:** 2048-384  
**MAPSCO:** TAR-077J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MOODIE, S O SUBDIVISION  
Block 1 Lot 25A

**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:** 2019

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800032876  
**Site Name:** MOODIE, S O SUBDIVISION 1 25A  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,282  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 1,233  
**Land Acres<sup>\*</sup>:** 0.0283  
**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

**Current Owner:**  
CHAD MICHAEL LASHLEY REVOCABLE TRUST  
**Primary Owner Address:**  
452 W MORPHY ST  
FORT WORTH, TX 76104

**Deed Date:** 5/2/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222112973](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LASHLEY CHAD M	10/22/2020	<a href="#">D220274602</a>		

## 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	\$446,441	\$50,000	\$496,441	\$496,441
2023	\$447,569	\$50,000	\$497,569	\$466,155
2022	\$373,777	\$50,000	\$423,777	\$423,777
2021	\$374,716	\$50,000	\$424,716	\$424,716
2020	\$194,189	\$50,000	\$244,189	\$244,189

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

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- 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.