



Address: [5224 MEADOWBROOK DR](#)
City: FORT WORTH
Georeference: 16040--D
Subdivision: GRANGER ADDN
Neighborhood Code: 1H030C

Latitude: 32.7452864621
Longitude: -97.2404455799
TAD Map: 2078-392
MAPSCO: TAR-079C



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

PROPERTY DATA

Legal Description: GRANGER ADDN Lot D

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: 1940

Personal Property Account: N/A

Agent: THE GALLAGHER FIRM PLLC (11961)

Protest Deadline Date: 5/15/2025

Site Number: 01086510

Site Name: GRANGER ADDN-D

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,475

Percent Complete: 100%

Land Sqft^{*}: 16,125

Land Acres^{*}: 0.3701

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

TYDLASKA AMANDA BESSIRE

Primary Owner Address:

5224 MEADOWBROOK DR
FORT WORTH, TX 76112

Deed Date: 2/18/2022

Deed Volume:

Deed Page:

Instrument: [D222046400](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|------------|----------------------------|-------------|-----------|
| FUNCHES EARL JR;FUNCHES SANGDUAN | 4/23/2008 | D208156804 | 0000000 | 0000000 |
| FUNCHES EARL JR | 3/12/1999 | 00138420000077 | 0013842 | 0000077 |
| DAVIS MAROLYN G;DAVIS WM E | 11/21/1997 | 00129950000381 | 0012995 | 0000381 |
| DUNCAN BARBARA B;DUNCAN JAMES R | 10/28/1988 | 00094280000876 | 0009428 | 0000876 |
| FREIBERG BRADLEY;FREIBERG KATHI | 12/31/1900 | 00076230000631 | 0007623 | 0000631 |
| JAMES K MCKNIGHT | 12/30/1900 | 00000000000000 | 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 | \$278,875 | \$36,125 | \$315,000 | \$315,000 |
| 2023 | \$289,875 | \$36,125 | \$326,000 | \$326,000 |
| 2022 | \$282,233 | \$25,000 | \$307,233 | \$307,233 |
| 2021 | \$160,547 | \$25,000 | \$185,547 | \$185,547 |
| 2020 | \$147,983 | \$25,000 | \$172,983 | \$172,983 |

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.