

## LOCATION

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**Address:** [2409 WEILER BLVD](#)  
**City:** FORT WORTH  
**Georeference:** 40920-1-13  
**Subdivision:** SUNSET VIEW ADDITION  
**Neighborhood Code:** 1H030C

**Latitude:** 32.7440943401  
**Longitude:** -97.2340997916  
**TAD Map:** 2078-392  
**MAPSCO:** TAR-079G



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:** SUNSET VIEW ADDITION Block  
1 Lot 13

**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)

**Site Number:** 03051013  
**Site Name:** SUNSET VIEW ADDITION-1-13  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,320  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,000  
**Land Acres<sup>\*</sup>:** 0.1606  
**Pool:** N

**State Code:** A

**Year Built:** 1951

**Personal Property Account:** N/A

**Agent:** None

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

<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:**

FLOURNOY TIRZAH E

**Primary Owner Address:**

2409 WEILER BLVD  
FORT WORTH, TX 76112-5079

**Deed Date:** 10/22/2010  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D210266327](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
K.C.S. PROPERTIES INC	6/1/2010	<a href="#">D210130102</a>	0000000	0000000
SECRETARY OF HUD	1/11/2010	<a href="#">D210033359</a>	0000000	0000000
WELLS FARGO BANK N A	1/5/2010	<a href="#">D210007864</a>	0000000	0000000
BENEDICT DONNA J	6/28/1999	00138940000032	0013894	0000032
CAMPBELL SHERRY TURNBOW	6/15/1995	00120020000589	0012002	0000589
SHAW SADIE H	12/31/1900	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	\$163,258	\$21,000	\$184,258	\$118,370
2023	\$164,715	\$21,000	\$185,715	\$107,609
2022	\$142,107	\$10,000	\$152,107	\$97,826
2021	\$118,497	\$10,000	\$128,497	\$88,933
2020	\$92,174	\$10,000	\$102,174	\$80,848

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.