

Tarrant Appraisal District Property Information | PDF Account Number: 07777833

Address: 10517 MELROSE LN

City: FORT WORTH Georeference: 8652-8-19 Subdivision: CRAWFORD FARMS ADDITION Neighborhood Code: 3K300U Latitude: 32.9270549584 Longitude: -97.2933035463 TAD Map: 2060-456 MAPSCO: TAR-022N





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

PROPERTY DATA

Legal Description: CRAWFORD FARMS ADDITION Block 8 Lot 19

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) KELLER ISD (907)

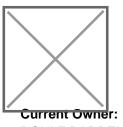
State Code: A

Year Built: 2003 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 07777833 Site Name: CRAWFORD FARMS ADDITION-8-19 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 2,344 Percent Complete: 100% Land Sqft*: 6,325 Land Acres*: 0.1452 Pool: N

+++ Rounded.

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

OWNER INFORMATION



ROHLF DARREN T ROHLF MARGA M

Primary Owner Address: 10517 MELROSE LN FORT WORTH, TX 76244-6357 Deed Date: 8/29/2012 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D212213374

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YUKNICK NORMA;YUKNICK WILLIAM	7/14/2008	D208281526	000000	0000000
COLE DAVID;COLE SANDRA	6/10/2004	D204187261	000000	0000000
NEWARK HOMES LP	10/25/2002	00160920000013	0016092	0000013
CRAWFORD PARTNERS #1 LTD	1/1/2001	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$323,304	\$85,000	\$408,304	\$403,732
2023	\$344,828	\$85,000	\$429,828	\$367,029
2022	\$272,367	\$70,000	\$342,367	\$333,663
2021	\$233,330	\$70,000	\$303,330	\$303,330
2020	\$207,937	\$70,000	\$277,937	\$277,937

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.