



**Address:** [2741 COCHRAN WAY](#)  
**City:** FORT WORTH  
**Georeference:** 46403-2-33  
**Subdivision:** WESTVIEW ADDITION  
**Neighborhood Code:** 2W300N

**Latitude:** 32.7327962114  
**Longitude:** -97.5059775138  
**TAD Map:** 1994-384  
**MAPSCO:** TAR-072J



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

## PROPERTY DATA

**Legal Description:** WESTVIEW ADDITION Block 2  
Lot 33

**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:** 2003

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 07970714

**Site Name:** WESTVIEW ADDITION-2-33

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,288

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,663

**Land Acres<sup>\*</sup>:** 0.1300

**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:**

MAGALLON ANDREA M

**Primary Owner Address:**

2741 COCHRAN WAY  
FORT WORTH, TX 76108-4999

**Deed Date:** 11/29/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212302775](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRYANT CHANDRA E	7/22/2003	<a href="#">D203274997</a>	0016989	0000147
CHOICE HOMES INC	5/13/2003	00167070000263	0016707	0000263
R S M L LTD	1/1/2002	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	\$160,271	\$50,000	\$210,271	\$210,271
2023	\$186,622	\$50,000	\$236,622	\$212,236
2022	\$186,783	\$35,000	\$221,783	\$192,942
2021	\$150,475	\$35,000	\$185,475	\$175,402
2020	\$124,456	\$35,000	\$159,456	\$159,456

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.