



Address: [2825 SPOTTED OWL DR](#)
City: FORT WORTH
Georeference: 44715T-31-37
Subdivision: VILLAGES OF WOODLAND SPRINGS W
Neighborhood Code: 3K600B

Latitude: 32.9503790279
Longitude: -97.3001874346
TAD Map: 2060-464
MAPSCO: TAR-021D



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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND SPRINGS W Block 31 Lot 37

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- NORTHWEST ISD (911)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40245241

Site Name: VILLAGES OF WOODLAND SPRINGS W-31-37

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,746

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

FAKHARI ADAM
FAKHARI ALICIA

Primary Owner Address:

PO BOX 313
KELLER, TX 76244-0313

Deed Date: 3/31/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209089181](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FANNIE MAE	2/3/2009	D209036310	0000000	0000000
LUCKINBILL KENNETH B	3/21/2006	D206085273	0000000	0000000
DR HORTON - TEXAS LTD	3/17/2005	D205196637	0000000	0000000
WOODHAVEN PARTNERS LTD	10/23/2003	D203420797	0000000	0000000
ONE PRAIRIE MEADOWS LTD	1/1/2003	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	\$367,823	\$70,000	\$437,823	\$419,698
2023	\$374,713	\$70,000	\$444,713	\$381,544
2022	\$328,681	\$50,000	\$378,681	\$346,858
2021	\$265,325	\$50,000	\$315,325	\$315,325
2020	\$243,093	\$50,000	\$293,093	\$293,093

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.