



Address: [1912 ALANBROOKE DR](#)
City: FORT WORTH
Georeference: 16945-1R1-16
Subdivision: HAMLET ADDITION-FORT WORTH
Neighborhood Code: 1E030D

Latitude: 32.6203750486
Longitude: -97.2962183533
TAD Map: 2060-344
MAPSCO: TAR-105R



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

PROPERTY DATA

Legal Description: HAMLET ADDITION-FORT WORTH Block 1R1 Lot 16

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EVERMAN ISD (904)

State Code: A

Year Built: 2017

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41050789

Site Name: HAMLET ADDITION-FORT WORTH-1R1-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,658

Percent Complete: 100%

Land Sqft^{*}: 6,098

Land Acres^{*}: 0.1399

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:
CONNER WANDA
Primary Owner Address:
1912 ALANBROOKE
FORT WORTH, TX 76140

Deed Date: 10/20/2017
Deed Volume:
Deed Page:
Instrument: [D217245642](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|------------|----------------------------|-------------|-----------|
| ENDEAVOR WALL HOMES LLC | 1/29/2016 | D216022360 | | |
| GLOBAL UNIVERSAL INC | 12/23/2015 | D215286334 | | |
| EVERMAN HOMES LLC | 1/3/2013 | D213134498 | 0000000 | 0000000 |
| WOODHAVEN NATIONAL BANK | 1/1/2013 | D213123750 | 0000000 | 0000000 |
| WELLS FRAMING CONTRACTORS INC | 1/1/2006 | 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 | \$263,942 | \$36,588 | \$300,530 | \$251,813 |
| 2023 | \$282,135 | \$45,000 | \$327,135 | \$228,921 |
| 2022 | \$215,285 | \$35,000 | \$250,285 | \$208,110 |
| 2021 | \$154,191 | \$35,000 | \$189,191 | \$189,191 |
| 2020 | \$158,653 | \$35,000 | \$193,653 | \$188,943 |

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.