LOCATION

Account Number: 41147359

Address: 5817 FANTAIL DR

City: FORT WORTH

Georeference: 31740F-A-5

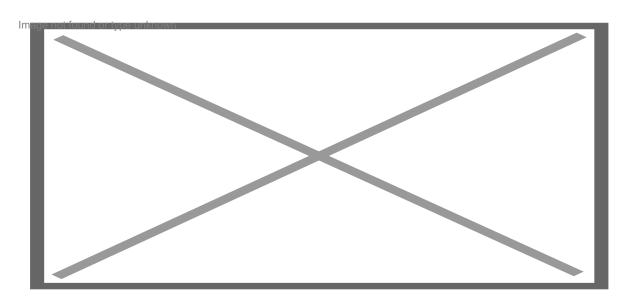
Subdivision: PARKS AT BOAT CLUB, THE

Neighborhood Code: 2N010A

Latitude: 32.8812742939 **Longitude:** -97.4125021806

TAD Map: 2024-440 **MAPSCO:** TAR-032M





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

PROPERTY DATA

Legal Description: PARKS AT BOAT CLUB, THE

Block A Lot 5

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) EAGLE MTN-SAGINAW ISD (918)

State Code: A Year Built: 2012

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/15/2025

Site Number: 41147359

Site Name: PARKS AT BOAT CLUB, THE-A-5 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,518
Percent Complete: 100%

Land Sqft*: 5,250 Land Acres*: 0.1205

Pool: N

* 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:

CHRISTOPHER MEGAN D

Primary Owner Address:

5817 FANTAIL DR

FORT WORTH, TX 76179-5268

Deed Date: 6/29/2012 Deed Volume: 0000000 **Deed Page: 0000000** Instrument: D212157822

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CENTEX HOMES	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	\$190,176	\$65,000	\$255,176	\$255,176
2023	\$243,616	\$40,000	\$283,616	\$283,616
2022	\$188,572	\$40,000	\$228,572	\$228,572
2021	\$158,276	\$40,000	\$198,276	\$198,276
2020	\$142,077	\$40,000	\$182,077	\$182,077

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.