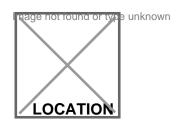


Account Number: 42490683



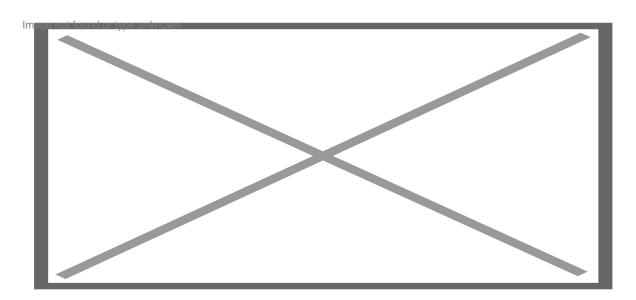
Address: 1820 LAVIN PLAZA

City: FORT WORTH

Georeference: 45694T-30-11 Subdivision: WELLINGTON Neighborhood Code: 2N300A1 **Latitude:** 32.9492510938 **Longitude:** -97.3998713038

TAD Map: 2036-464 **MAPSCO:** TAR-019A





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

PROPERTY DATA

Legal Description: WELLINGTON Block 30 Lot 11

Jurisdictions:

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

State Code: A Year Built: 2019

Personal Property Account: N/A Agent: RYAN LLC (00320R) Protest Deadline Date: 5/15/2025

NORTHWEST ISD (911)

+++ Rounded.

Site Number: 800039987

Site Name: WELLINGTON 30 11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,509
Percent Complete: 100%

Land Sqft*: 7,800 Land Acres*: 0.1791

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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RS RENTAL I LLC

Primary Owner Address: 199 LAFAYETTE ST APT 7A NEW YORK, NY 10012 Deed Date: 9/3/2021 Deed Volume: Deed Page:

Instrument: D221258970

Previous Owners	Date	Instrument	Deed Volume	Deed Page
THILMAN CASSIE ANN;THILMAN JEREMY EDWARD	5/30/2019	D219116427		
K HOVANIAN DFW WELLINGTON LLC	8/16/2018	D218171882		

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	\$340,812	\$100,000	\$440,812	\$440,812
2023	\$375,720	\$80,000	\$455,720	\$455,720
2022	\$301,896	\$80,000	\$381,896	\$381,896
2021	\$262,384	\$80,000	\$342,384	\$342,384
2020	\$236,712	\$80,000	\$316,712	\$316,712

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

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.

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