



COMMISSIONERS COURT  
COMMUNICATION

REFERENCE NUMBER

PAGE 1 OF

8

DATE: 09/17/2024

SUBJECT: **CONSIDERATION OF FINAL PLAT - JAVEED ADDITION -  
PRECINCT 1**

**\*\*\* CONSENT AGENDA \*\*\***

**COMMISSIONERS COURT ACTION REQUESTED**

It is requested that the Commissioners Court consider for recording in the Plat Records of Tarrant County, Texas, the Final Plat of Lot 1, Block 1, Javeed Addition, an addition to Tarrant County, Texas; being 5.33 acres of land situated in the J.E. Neely Survey, Abstract No. 1180, Tarrant County, Texas.

**BACKGROUND**

1. The subdivision is located within the City of Fort Worth Extra-Territorial Jurisdiction (ETJ). The plat is attached and has been approved and signed by the City of Fort Worth.
2. There is a portion of Federal Emergency Management Agency designated floodplain associated with this plat.
3. A location map of this subdivision in Precinct 1 is attached.
4. The Takings Impact Assessment (TIA) Waiver for this plat is attached.
5. The final plat has been reviewed by Tarrant County Transportation Services and has successfully met all the standards contained in the Tarrant County Development Regulations.

**FISCAL IMPACT**

There is no fiscal impact associated with this item.

SUBMITTED BY: Transportation

PREPARED BY: Nicole Benoit  
APPROVED BY: Joseph Jackson





TARRANT COUNTY TAX OFFICE

100 E. Weatherford, Room 105 • Fort Worth, Texas 76196-0301 • 817-884-1100  
taxoffice@tarrantcounty.com  
In God We Trust

WENDY BURGESS  
Tax Assessor-Collector

TAX CERTIFICATE FOR ACCOUNT : 00042232439  
AD NUMBER: A1180 1A07  
CERTIFICATE NO : 117447836  
COLLECTING AGENCY  
WENDY BURGESS  
PO BOX 961018  
FORT WORTH TX 76161-0018

REQUESTED BY  
JAVEED AUSHRIF JASON AND JAVEED  
JENNIE

5769 FOREST HIGHLANDS  
FORT WORTH TX 76132

DATE : 8/8/2024  
FEE : \$10.00  
PAGE 1 OF 1

PROPERTY DESCRIPTION  
NEELY, JAMES E SURVEY ABSTRA  
CT 1180 TRACT 1A07

0000000 HWY 1187  
1.54 ACRES

PROPERTY OWNER  
JAVEED AUSHRIF JASON AND JAVEED  
JENNIE

5769 FOREST HIGHLANDS  
FORT WORTH TX 76132

YEAR	TAX UNIT	AMOUNT DUE
2023	Tarrant County	\$0.00
2023	JPS HEALTH NETWORK	\$0.00
2023	TARRANT COUNTY COLLEGE	\$0.00
2023	EMERGENCY SERVICE DISTRICT #1	\$0.00
2023	CROWLEY ISD	\$0.00
TOTAL		\$0.00

ISSUED TO : JAVEED AUSHRIF JASON AND JAVEED JENNIE  
ACCOUNT NUMBER: 00042232439  
TOTAL CERTIFIED TAX: \$0.00

As Deputy Tax Assessor/Collector for Tarrant County , I do hereby certify pursuant to Texas Property Tax Code Section 31.08 that the delinquent taxes, penalties and attorney fees due for only the above described property are as listed below according to the current tax records. Additional taxes may become due on the described property, which are not reflected herein, if the said described property has or is receiving any special statutory valuations that may trigger tax rollback provisions and other changes to the appraisal roll made subsequent to the issuance of this certificate.

This certificate applies to ad valorem taxes only and does not apply to any special assessment levies.

Ana Gamah Deputy





# TARRANT COUNTY TAX OFFICE

100 E. Weatherford, Room 105 • Fort Worth, Texas 76196-0301 • 817-884-1100  
taxoffice@tarrantcounty.com  
In God We Trust

WENDY BURGESS  
Tax Assessor-Collector

TAX CERTIFICATE FOR ACCOUNT : 00007280947  
AD NUMBER: A1180 1A04 20  
CERTIFICATE NO : 117447784

**COLLECTING AGENCY**

WENDY BURGESS  
PO BOX 961018  
FORT WORTH TX 76161-0018

**REQUESTED BY**

JAVEED AUSHRIF JASON AND JAVEED  
JENNIE

5769 FOREST HIGHLANDS  
FORT WORTH TX 76132

DATE : 8/8/2024  
FEE : \$10.00

PAGE 1 OF 1

**PROPERTY DESCRIPTION**

NEELY, JAMES E SURVEY ABSTRA  
CT 1180 TRACT 1A4 & 1C

0003953 HWY 1187  
1 ACRES

**PROPERTY OWNER**

JAVEED AUSHRIF JASON AND JAVEED  
JENNIE

5769 FOREST HIGHLANDS  
FORT WORTH TX 76132

YEAR	TAX UNIT	AMOUNT DUE
2023	Tarrant County	\$0.00
2023	JPS HEALTH NETWORK	\$0.00
2023	TARRANT COUNTY COLLEGE	\$0.00
2023	EMERGENCY SERVICE DISTRICT #1	\$0.00
2023	CROWLEY ISD	\$0.00
TOTAL		\$0.00

ISSUED TO : JAVEED AUSHRIF JASON AND JAVEED JENNIE  
ACCOUNT NUMBER: 00007280947  
TOTAL CERTIFIED TAX: \$0.00

As Deputy Tax Assessor/Collector for Tarrant County , I do hereby certify pursuant to Texas Property Tax Code Section 31.08 that the delinquent taxes, penalties and attorney fees due for only the above described property are as listed below according to the current tax records. Additional taxes may become due on the described property, which are not reflected herein, if the said described property has or is receiving any special statutory valuations that may trigger tax rollback provisions and other changes to the appraisal roll made subsequent to the issuance of this certificate.

This certificate applies to ad valorem taxes only and does not apply to any special assessment levies.

Lena Gomez Deputy



Hyder Tract

1089-020

1187

1187

1187

1002

Javeed Addition

Javeed Addition  
Lot 1 Block 1

1002

1002

Pct 1

UNINCORPORATED



Tarrant County  
Transportation  
Services



Subdivisions



Subject of Interest

Zone



Zone



Floodway



This data was prepared by Tarrant County for general reference purposes only and may be revised at any time without notification to any user. Tarrant County does not guarantee the correctness or accuracy of any data. Tarrant County assumes no responsibility in connection therewith.