



Image not found or type unknown

Address: [804 N RIVERSIDE DR](#)
City: FORT WORTH
Georeference: 620--6
Subdivision: ANDERSON, E N HEIRS SUB
Neighborhood Code: 3H050I

Latitude: 32.7744650925
Longitude: -97.3013648951
TAD Map: 2060-400
MAPSCO: TAR-063R



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

PROPERTY DATA

Legal Description: ANDERSON, E N HEIRS SUB
Lot 6

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1934

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$198,693

Protest Deadline Date: 5/24/2024

Site Number: 00038598

Site Name: ANDERSON, E N HEIRS SUB-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,220

Percent Complete: 100%

Land Sqft^{*}: 4,950

Land Acres^{*}: 0.1136

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:

ALANIZ LUIS
ALANIZ NAOMI

Primary Owner Address:

804 N RIVERSIDE DR
FORT WORTH, TX 76111

Deed Date: 11/20/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212289724](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALANIZ LUIS	8/18/1995	00120870002137	0012087	0002137
PENLE INVESTMENTS CORP	8/1/1995	00120510000604	0012051	0000604
ANDERTON NOLAN	12/31/1900	000000000000000	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	\$173,943	\$24,750	\$198,693	\$116,978
2024	\$173,943	\$24,750	\$198,693	\$106,344
2023	\$155,254	\$24,750	\$180,004	\$96,676
2022	\$138,527	\$17,325	\$155,852	\$87,887
2021	\$146,067	\$10,000	\$156,067	\$79,897
2020	\$128,162	\$10,000	\$138,162	\$72,634

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.