

Tarrant Appraisal District

Property Information | PDF

Account Number: 00100501

Address: 2225 CHRISTINE AVE

City: FORT WORTH

Georeference: 1300-3-27AB Subdivision: AVALON HEIGHTS Neighborhood Code: 1H040N Latitude: 32.7225990037 Longitude: -97.2876215833

**TAD Map:** 2060-384 **MAPSCO:** TAR-078N



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

## **PROPERTY DATA**

Legal Description: AVALON HEIGHTS Block 3 Lot

27AB

**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: 1941

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00100501

**Site Name:** AVALON HEIGHTS-3-27AB **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 780
Percent Complete: 100%

Land Sqft\*: 6,750 Land Acres\*: 0.1549

Pool: N

+++ Rounded.

## OWNER INFORMATION

Current Owner:

DIAZ GUILLERMO DIAZ M MARTINEZ

**Primary Owner Address:** 2225 CHRISTINE AVE

FORT WORTH, TX 76105-3017

Deed Date: 4/23/2013
Deed Volume: 0000000
Deed Page: 0000000
Instrument: D213119073

07-04-2025 Page 1

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARTINEZ VICTOR	6/10/1998	00132620000171	0013262	0000171
SEC OF HUD	2/4/1998	00130920000608	0013092	0000608
SIMMONS FIRST MTG CO	2/3/1998	00130660000008	0013066	8000000
ESPINOSA CARLOS;ESPINOSA SUSANA	5/14/1990	00099360000563	0009936	0000563
SECRETARY OF HUD	4/13/1989	00095710000001	0009571	0000001
COLONIAL SAVINGS & LOAN ASSOC	4/4/1989	00095670000580	0009567	0000580
LATU EHASI V;LATU MELE S	8/22/1986	00086610000011	0008661	0000011
JENKINS JERRY N	4/2/1986	00085050000000	0008505	0000000
SIONA MA UMALANGA	6/27/1985	00082260001135	0008226	0001135
JENKINS JERRY N	2/10/1984	00077410000935	0007741	0000935
SECY OF HUD	8/4/1983	00075780000399	0007578	0000399
JENKINS JERRY N	12/31/1900	00000000000000	0000000	0000000
FRANK & BARBARA COX	12/30/1900	00000000000000	0000000	0000000

## **VALUES**

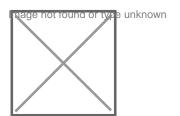
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$62,530	\$20,250	\$82,780	\$82,780
2024	\$62,530	\$20,250	\$82,780	\$82,780
2023	\$61,050	\$20,250	\$81,300	\$81,300
2022	\$52,378	\$5,000	\$57,378	\$57,378
2021	\$45,782	\$5,000	\$50,782	\$50,782
2020	\$49,315	\$5,000	\$54,315	\$54,315

 $\label{property} \ \ \text{Pending indicates that the property record has not yet been completed for the indicated tax year.}$ 

07-04-2025 Page 2

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



## **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.

07-04-2025 Page 3