



Address: [2006 MENELEE AVE](#)
City: FORT WORTH
Georeference: 2300-51-12
Subdivision: BELMONT PARK ADDITION
Neighborhood Code: 2M100E

Latitude: 32.7909817065
Longitude: -97.3820083364
TAD Map: 2036-408
MAPSCO: TAR-061G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BELMONT PARK ADDITION
Block 51 Lot 12
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: 1925
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 00182486
Site Name: BELMONT PARK ADDITION-51-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++ : 780
Percent Complete: 100%
Land Sqft* : 7,000
Land Acres* : 0.1606
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:
TRINITY HOMES INVESTMENTS
Primary Owner Address:
212 KILKENNY CT
KELLER, TX 76248

Deed Date: 1/6/2015
Deed Volume:
Deed Page:
Instrument: [D215010839](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERRERA ARTURO	5/11/2005	D205137388	0000000	0000000
HERNANDEZ ARMAND	10/24/2003	D203409156	0000000	0000000
GUTIERREZ MAXIMIANO	12/21/1984	00080390001612	0008039	0001612
MCCOMAS PEGGY YANCEY	12/31/1900	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	\$70,000	\$49,000	\$119,000	\$119,000
2024	\$100,737	\$49,000	\$149,737	\$149,737
2023	\$114,198	\$35,000	\$149,198	\$149,198
2022	\$68,974	\$13,000	\$81,974	\$81,974
2021	\$53,396	\$13,000	\$66,396	\$66,396
2020	\$53,396	\$13,000	\$66,396	\$66,396

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

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.