



Address: [1523 GRAND AVE](#)
City: FORT WORTH
Georeference: 2310-132-12
Subdivision: BELMONT TERRACE ADDITION
Neighborhood Code: 2M110A

Latitude: 32.7723023735
Longitude: -97.3615429681
TAD Map: 2042-400
MAPSCO: TAR-062N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BELMONT TERRACE ADDITION
Block 132 Lot 12 & 13 & 30000 BLK 131 LOT A2

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: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00189219

Site Name: BELMONT TERRACE ADDITION-132-12-20

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 34,848

Land Acres^{*}: 0.8000

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:

MOLINA RANDY

MOLINA NATALIA F

Primary Owner Address:

1819 HIGHLAND AVE
FORT WORTH, TX 76164-8639

Deed Date: 3/4/2002

Deed Volume: 0015548

Deed Page: 0000367

Instrument: 00155480000367

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRANCO CARMEN C	3/7/1997	00072400000862	0007240	0000862
FRANCO CARMEN;FRANCO HILARION EST	1/26/1982	00072400000862	0007240	0000862



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	\$0	\$76,848	\$76,848	\$76,848
2024	\$0	\$76,848	\$76,848	\$76,848
2023	\$0	\$74,848	\$74,848	\$74,848
2022	\$0	\$30,000	\$30,000	\$30,000
2021	\$0	\$30,000	\$30,000	\$30,000
2020	\$0	\$30,000	\$30,000	\$30,000

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.