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Address: [3253 WAITS AVE](#)
City: FORT WORTH
Georeference: 2860-8-4
Subdivision: BLUEBONNET HILLS
Neighborhood Code: 4T002Z

Latitude: 32.7021779373
Longitude: -97.3570656295
TAD Map: 2042-376
MAPSCO: TAR-090B



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

PROPERTY DATA

Legal Description: BLUEBONNET HILLS Block 8
Lot 4

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: 1938
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$372,444
Protest Deadline Date: 5/24/2024

Site Number: 00231118
Site Name: BLUEBONNET HILLS-8-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,535
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
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:
QUATTROCHI JULIA ELLEN
Primary Owner Address:
3253 WAITS AVE
FORT WORTH, TX 76109-2333

Deed Date: 5/10/1984
Deed Volume: 0007824
Deed Page: 0002042
Instrument: 00078240002042

Previous Owners	Date	Instrument	Deed Volume	Deed Page
QUATTROCHI F G JR	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	\$222,444	\$150,000	\$372,444	\$372,444
2024	\$222,444	\$150,000	\$372,444	\$346,516
2023	\$163,763	\$125,000	\$288,763	\$288,763
2022	\$172,958	\$110,000	\$282,958	\$282,958
2021	\$135,000	\$110,000	\$245,000	\$245,000
2020	\$135,000	\$110,000	\$245,000	\$245,000

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.