



**Address:** [3512 PARK RIDGE BLVD](#)  
**City:** FORT WORTH  
**Georeference:** 2860-30-19R  
**Subdivision:** BLUEBONNET HILLS  
**Neighborhood Code:** 4T0024

**Latitude:** 32.6983412705  
**Longitude:** -97.3616313943  
**TAD Map:** 2042-372  
**MAPSCO:** TAR-090A



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BLUEBONNET HILLS Block 30  
Lot 19R

**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:** 1956

**Personal Property Account:** N/A

**Agent:** SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344) N

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00235954  
**Site Name:** BLUEBONNET HILLS-30-19R  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,479  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 10,780  
**Land Acres<sup>\*</sup>:** 0.2474

<sup>+++</sup> Rounded.

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

**OWNER INFORMATION**

**Current Owner:**  
SILVERMAN RITA JEAN BATTAT  
**Primary Owner Address:**  
342 W END APT B AVE  
NEW YORK, NY 10024-6830

**Deed Date:** 4/10/1992  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BATTAT YELDA	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 <sup>+</sup>
2025	\$52,200	\$307,800	\$360,000	\$360,000
2024	\$92,200	\$307,800	\$400,000	\$400,000
2023	\$180,660	\$200,340	\$381,000	\$381,000
2022	\$150,000	\$185,000	\$335,000	\$335,000
2021	\$115,113	\$185,000	\$300,113	\$300,113
2020	\$127,107	\$185,000	\$312,107	\$312,107

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.