



**Address:** [2725 AVE C](#)  
**City:** FORT WORTH  
**Georeference:** 2940-3-15  
**Subdivision:** BOAZ & DILLOW ADDITION  
**Neighborhood Code:** 1H040L

**Latitude:** 32.7336683156  
**Longitude:** -97.2861703749  
**TAD Map:** 2060-388  
**MAPSCO:** TAR-078K



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BOAZ & DILLOW ADDITION  
Block 3 Lot 15

**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:** 1920  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$157,112  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00242624  
**Site Name:** BOAZ & DILLOW ADDITION-3-15  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,056  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,250  
**Land Acres<sup>\*</sup>:** 0.1434  
**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:**  
NERIO VICTOR  
NERIO CONRADA  
**Primary Owner Address:**  
2725 C AVE  
FORT WORTH, TX 76105-1405

**Deed Date:** 3/23/2002  
**Deed Volume:** 0015614  
**Deed Page:** 0000320  
**Instrument:** 00156140000320

Previous Owners	Date	Instrument	Deed Volume	Deed Page
METRO AFFORDABLE HOMES INC	1/12/2001	00146890000224	0014689	0000224
SOUTH CENTRAL MTG SERVICE CORP	2/6/1998	00132680000512	0013268	0000512
HERNANDEZ ANTONIO;HERNANDEZ LAURA	8/21/1996	00124980000713	0012498	0000713
SANTA CRUZ JOE	6/14/1996	00124070002192	0012407	0002192
CUSHMAN JAMES	9/16/1994	00117320000277	0011732	0000277
FIRST AMERICAN SAVINGS BANK	2/22/1991	00101910001603	0010191	0001603
WALKER DARIN D	10/22/1990	00101070002397	0010107	0002397
BOTLER JAMES LEE	6/26/1985	00082250000807	0008225	0000807
CONNER JESSIE K	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 <sup>+</sup>
2025	\$138,362	\$18,750	\$157,112	\$105,613
2024	\$138,362	\$18,750	\$157,112	\$96,012
2023	\$130,865	\$18,750	\$149,615	\$87,284
2022	\$107,356	\$5,000	\$112,356	\$79,349
2021	\$70,262	\$5,000	\$75,262	\$72,135
2020	\$64,764	\$5,000	\$69,764	\$65,577

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

- HOMESTEAD GENERAL 11.13(b)

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.