



**Address:** [3101 THANNISCH AVE](#)  
**City:** FORT WORTH  
**Georeference:** 4310-9-8  
**Subdivision:** BURCH-HILL ADDITION  
**Neighborhood Code:** 1H040N

**Latitude:** 32.7154764964  
**Longitude:** -97.2808994987  
**TAD Map:** 2066-380  
**MAPSCO:** TAR-078T



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

## PROPERTY DATA

**Legal Description:** BURCH-HILL ADDITION Block 9  
Lot 8 & 9

**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:** 1930

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 00375659

**Site Name:** BURCHILL ADDITION-9-8-20

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,418

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 14,000

**Land Acres<sup>\*</sup>:** 0.3213

**Pool:** N

<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:**

HERNANDEZ JAZMIN LOPEZ

**Primary Owner Address:**

3101 THANNISCH AVE  
FORT WORTH, TX 76105

**Deed Date:** 1/30/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223016252](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARTINEZ DOLORES EDITH NEGRETE	12/6/2022	<a href="#">D222282006</a>		
PALACIOS FERNANDO PEREZ	12/9/2016	<a href="#">D216288859</a>		
WELLS FARGO FINANCIAL TEXAS INC	9/6/2016	<a href="#">D216211779</a>		
CARTER DELPHINE ANN;CARTER EARL TOM Jr;THOMAS DEBRA DENISE	10/29/2014	<a href="#">D214237842</a>		
CARTER CARDELL JEROME;CARTER DELPHINE ANN;CARTER EARL TOM Jr;CARTER IDA MARIE	5/23/2014	<a href="#">D214237847</a>		
CARTER EARL EST;CARTER PAULINE	9/27/1994	00117410002184	0011741	0002184
VERTEX INVESTMENTS INC	9/9/1994	00117250000322	0011725	0000322
SMITH E K	5/13/1988	00092720000473	0009272	0000473
MAXWELL GLADYS EST	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	\$225,483	\$34,000	\$259,483	\$259,483
2024	\$225,483	\$34,000	\$259,483	\$259,483
2023	\$216,095	\$34,000	\$250,095	\$250,095
2022	\$76,795	\$7,500	\$84,295	\$84,295
2021	\$67,609	\$7,500	\$75,109	\$75,109
2020	\$73,425	\$7,500	\$80,925	\$80,925

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

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## Tarrant Appraisal District Property Information | PDF

- 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.