



Address: [3137 MERIDA AVE](#)
City: FORT WORTH
Georeference: 6050-9-10
Subdivision: BYERS & MCCART ADDITION
Neighborhood Code: 4T002V

Latitude: 32.704601009
Longitude: -97.3552399935
TAD Map: 2042-376
MAPSCO: TAR-076X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BYERS & MCCART ADDITION
Block 9 Lot 10

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: 2015
Personal Property Account: N/A
Agent: FORTRESS TAX DEFENSE LLC (12137)
Protest Deadline Date: 5/24/2024

Site Number: 00391786
Site Name: BYERS & MCCART ADDITION-9-10
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,284
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 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:
SOHCO LP
Primary Owner Address:
3202 PRINCETON AVE
DALLAS, TX 75205

Deed Date: 8/30/2018
Deed Volume:
Deed Page:
Instrument: [D218196190](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WSP TEXAS REALTY LLC	10/27/2014	D214240844		
LIEGEL BENJAMIN ANDREW	6/4/2010	D210137357	0000000	0000000
ROCKWAY SHELAH KATE	2/23/2006	000000000000000	0000000	0000000
RATLIFF SHEILA K	8/23/1999	001398800000006	0013988	0000006
WELLS KEVIN MICHAEL	8/1/1997	00128570000177	0012857	0000177
HOPKINS DARLA K	2/22/1990	00098530001704	0009853	0001704
PALMER CHARLES W	6/30/1989	00096330001725	0009633	0001725
HAMMIT BRADLEY JOEL	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	\$259,500	\$187,500	\$447,000	\$447,000
2024	\$276,802	\$187,500	\$464,302	\$464,302
2023	\$311,250	\$168,750	\$480,000	\$480,000
2022	\$340,000	\$110,000	\$450,000	\$450,000
2021	\$270,000	\$110,000	\$380,000	\$380,000
2020	\$270,000	\$110,000	\$380,000	\$380,000

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.