



Address: [3244 FRAZIER AVE](#)
City: FORT WORTH
Georeference: 6050-16-10
Subdivision: BYERS & MCCART ADDITION
Neighborhood Code: 4T930D

Latitude: 32.7024801422
Longitude: -97.3505551935
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 16 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: 1949
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$130,887
Protest Deadline Date: 5/24/2024

Site Number: 00393193
Site Name: BYERS & MCCART ADDITION-16-10
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,472
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:
AGUIRRE DAVID LARA
Primary Owner Address:
3244 FRAZIER AVE
FORT WORTH, TX 76110

Deed Date: 3/25/2024
Deed Volume:
Deed Page:
Instrument: [D224050683](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LARA MARIA DE LA EST;LARA ROGELIO EST	8/6/1997	00128630000482	0012863	0000482
MCVAY ROGER MARK	12/1/1994	00119100001705	0011910	0001705
MCVAY NANCY J;MCVAY ROGER M	1/9/1986	00084250001927	0008425	0001927
JORDAN EDWARD S	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 ⁺
2025	\$93,387	\$37,500	\$130,887	\$130,887
2024	\$93,387	\$37,500	\$130,887	\$130,887
2023	\$96,891	\$37,500	\$134,391	\$134,391
2022	\$85,106	\$25,000	\$110,106	\$105,937
2021	\$78,929	\$25,000	\$103,929	\$96,306
2020	\$92,880	\$25,000	\$117,880	\$87,551

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.