



Address: [5816 DIAZ AVE](#)
City: FORT WORTH
Georeference: 6970-77-31
Subdivision: CHAMBERLAIN ARLINGTON HEIGHTS
Neighborhood Code: 4D001A

Latitude: 32.7276735283
Longitude: -97.4106113246
TAD Map: 2024-384
MAPSCO: TAR-074M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHAMBERLAIN ARLINGTON HEIGHTS Block 77 Lot 31 & 32

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)

Site Number: 00470635
Site Name: CHAMBERLAIN ARLINGTON HEIGHTS-77-31-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 857
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1434
FOON: (00988)

State Code: A
Year Built: 1960
Personal Property Account: N/A
Agent: RESOLUTE PROPERTY TAX SOLUTIONS
Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.
^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
MANUEL PATRICK
MANUEL FELICIA
Primary Owner Address:
5400 FOGATA LN
CROWLEY, TX 76036-9605

Deed Date: 11/8/1999
Deed Volume: 0014102
Deed Page: 0000413
Instrument: 00141020000413

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HECTOR CRAWFORD	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	\$58,912	\$56,250	\$115,162	\$115,162
2024	\$58,912	\$56,250	\$115,162	\$115,162
2023	\$68,444	\$43,750	\$112,194	\$112,194
2022	\$55,000	\$25,000	\$80,000	\$80,000
2021	\$30,000	\$25,000	\$55,000	\$55,000
2020	\$30,000	\$25,000	\$55,000	\$55,000

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.