



**Address:** [5305 MILLER AVE](#)  
**City:** FORT WORTH  
**Georeference:** 8443-15-3  
**Subdivision:** COUCH, J T ADDITION  
**Neighborhood Code:** 1H050K

**Latitude:** 32.6803442943  
**Longitude:** -97.2628243512  
**TAD Map:** 2072-368  
**MAPSCO:** TAR-092M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COUCH, J T ADDITION Block 15  
Lot 3

**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:** 1953

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 00636614

**Site Name:** COUCH, J T ADDITION-15-3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,058

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,660

**Land Acres<sup>\*</sup>:** 0.2217

**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:**

LECHUGA ENRIQUE D  
ZENTENO ADRIANA

**Primary Owner Address:**

5305 MILLER AVE  
FORT WORTH, TX 76119

**Deed Date:** 2/17/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222048686](#)

| Previous Owners                               | Date       | Instrument                 | Deed Volume | Deed Page |
|---|------------|----------------------------|-------------|-----------|
| SOLIS ARMANDO                                 | 3/15/2017  | <a href="#">D217058667</a> |             |           |
| OLIVAS ERIKA PEREZ;RAMIREZ OLIVAS ANGEL D     | 3/6/2015   | M208004693                 |             |           |
| OLIVAS ANGEL DIEGO RAMIERZ;ROMERO ERIKA PEREZ | 3/5/2015   | <a href="#">D215045026</a> |             |           |
| TORRES-RODRIGUEZ JOSE G                       | 10/11/2007 | <a href="#">D207366104</a> | 0000000     | 0000000   |
| CASTILLO JORGE ALDERETE                       | 4/20/2006  | <a href="#">D207080533</a> | 0000000     | 0000000   |
| ANGELES JOEL                                  | 8/26/2003  | <a href="#">D203316329</a> | 0017113     | 0000219   |
| OWENS ALBERTA;OWENS MELTON F                  | 10/3/1995  | 00121620001988             | 0012162     | 0001988   |
| STUDT MELODY I                                | 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 | \$161,354          | \$28,980    | \$190,334    | \$190,334                    |
| 2024 | \$161,354          | \$28,980    | \$190,334    | \$190,334                    |
| 2023 | \$180,063          | \$28,980    | \$209,043    | \$209,043                    |
| 2022 | \$163,841          | \$5,000     | \$168,841    | \$168,841                    |
| 2021 | \$133,778          | \$5,000     | \$138,778    | \$138,778                    |
| 2020 | \$127,020          | \$5,000     | \$132,020    | \$132,020                    |

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.