



**Address:** [2313 EMBREY PL](#)  
**City:** FORT WORTH  
**Georeference:** 8760-A-5  
**Subdivision:** CRESTMONT TERRACE ADDITION  
**Neighborhood Code:** 3H050F

**Latitude:** 32.7752128517  
**Longitude:** -97.3122791549  
**TAD Map:** 2054-400  
**MAPSCO:** TAR-063Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CRESTMONT TERRACE  
ADDITION Block A Lot 5

**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:** 2021

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$402,296

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

**Site Number:** 00656453

**Site Name:** CRESTMONT TERRACE ADDITION-A-5

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,612

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,000

**Land Acres<sup>\*</sup>:** 0.1147

**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:**

AVDIC RAMIZA

**Primary Owner Address:**

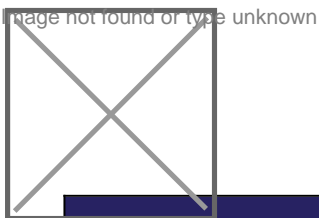
2313 EMBRY PL #T  
FORT WORTH, TX 76111

**Deed Date:** 5/31/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222139269](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LOPEZ CESAR	2/26/2021	<a href="#">D221052083</a>		
SCENIC RACE LLC	7/28/2016	<a href="#">D216170849</a>		
MERCADO JAIME V;MERCADO JOAQUIN S	6/6/2016	<a href="#">D216148069</a>		
MERCADO JAIME;MERCADO JOAQUIN S	2/17/2016	<a href="#">D216086423</a>		
MERCADO JOAQUIN S 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	\$377,296	\$25,000	\$402,296	\$402,296
2024	\$377,296	\$25,000	\$402,296	\$386,290
2023	\$326,173	\$25,000	\$351,173	\$351,173
2022	\$320,464	\$17,500	\$337,964	\$337,964
2021	\$0	\$7,000	\$7,000	\$7,000
2020	\$0	\$7,000	\$7,000	\$7,000

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

- 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.