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**Address:** [1516 WASHINGTON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 9230-3-2  
**Subdivision:** DANIEL, J B ADDITION  
**Neighborhood Code:** 4T050C

**Latitude:** 32.7275990078  
**Longitude:** -97.3361696669  
**TAD Map:** 2048-384  
**MAPSCO:** TAR-076R



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

## PROPERTY DATA

**Legal Description:** DANIEL, J B ADDITION Block 3  
Lot 2

**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:** 1919

**Personal Property Account:** N/A

**Agent:** KIRKWOOD & DARBY INC (00090)

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

**Site Number:** 00694770

**Site Name:** DANIEL, J B ADDITION-3-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,528

**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:**

BEAKLEY BENJAMIN T

**Primary Owner Address:**

1516 WASHINGTON AVE  
FORT WORTH, TX 76104

**Deed Date:** 2/7/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222035844](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BELL KYLE J;BELL LAUREN	4/14/2018	M218003900		
BELL KYLE J;SOUERS LAUREN R	5/15/2017	<a href="#">D217108709</a>		
DRUMM CHRISTOPHER A	8/21/2015	<a href="#">D215190657</a>		
WIEST JESSICA J	9/19/2011	<a href="#">D211232017</a>	0000000	0000000
KURSCHNER JILL E	11/19/2004	<a href="#">D204379470</a>	0000000	0000000
LEE LANDON	5/5/2003	00166950000046	0016695	0000046
FOSTER KENNETH D	12/1/1998	00135420000344	0013542	0000344
SEC OF HUD	3/4/1998	00134030000189	0013403	0000189
HOMESITE LENDING INC	3/3/1998	00131210000450	0013121	0000450
SANCHEZ ANITA	9/7/1996	00125050000497	0012505	0000497
HAMILTON ELVIN R;HAMILTON JOYCE A	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	\$330,733	\$110,000	\$440,733	\$440,733
2024	\$330,733	\$110,000	\$440,733	\$440,733
2023	\$310,047	\$110,000	\$420,047	\$420,047
2022	\$267,664	\$75,000	\$342,664	\$342,664
2021	\$264,318	\$75,000	\$339,318	\$333,732
2020	\$228,393	\$75,000	\$303,393	\$303,393

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

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## Tarrant Appraisal District Property Information | PDF

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.