



**Address:** [3506 OSCAR AVE](#)  
**City:** FORT WORTH  
**Georeference:** 10000-16-4  
**Subdivision:** DIXIE WAGON MFG CO ADDITION  
**Neighborhood Code:** 2M200H

**Latitude:** 32.8077823878  
**Longitude:** -97.3311642624  
**TAD Map:** 2048-412  
**MAPSCO:** TAR-049W



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** DIXIE WAGON MFG CO  
ADDITION Block 16 Lot 4  
**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:** 2020  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$277,837  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00726419  
**Site Name:** DIXIE WAGON MFG CO ADDITION-16-4  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,393  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,400  
**Land Acres<sup>\*</sup>:** 0.1239  
**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:**  
PARTIDA JONATHAN  
PARTIDA YESENIA  
**Primary Owner Address:**  
3506 OSCAR AVE  
FORT WORTH, TX 76106  
**Deed Date:** 4/23/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221115272](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HZ ACQUISITIONS LLC	6/18/2020	<a href="#">D220154502</a>		
CROSSTIMBERS CAPITAL INC	5/23/2019	<a href="#">D219113506</a>		
FORT WORTH CITY OF	6/4/2014	<a href="#">D214125802</a>	0000000	0000000
DRADDY EMMET V	4/6/1992	00105940000325	0010594	0000325
SIMONS RONALD D	10/26/1989	00097420000509	0009742	0000509
SIMONS IDA M;SIMONS RONALD SIMMONS	12/31/1900	00093530001035	0009353	0001035
RONALD D SIMONS	12/30/1900	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	\$240,037	\$37,800	\$277,837	\$277,236
2024	\$240,037	\$37,800	\$277,837	\$252,033
2023	\$218,338	\$27,000	\$245,338	\$229,121
2022	\$198,292	\$10,000	\$208,292	\$208,292
2021	\$142,039	\$10,000	\$152,039	\$152,039
2020	\$0	\$10,000	\$10,000	\$10,000

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.