

**Tarrant Appraisal District** Property Information | PDF

Account Number: 00778389

Address: 3004 HATCHER ST

City: FORT WORTH **Georeference:** 10760-10-9

Subdivision: EASTWOOD ADDITION

Neighborhood Code: 1H040N

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

# **TAD Map: 2072-380** MAPSCO: TAR-079S



#### PROPERTY DATA

Legal Description: EASTWOOD ADDITION Block

10 Lot 9

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: 2022

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00778389

Latitude: 32.7143905918

Longitude: -97.2581361493

Site Name: EASTWOOD ADDITION-10-9 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,429 Percent Complete: 100%

Land Sqft\*: 7,200 Land Acres\*: 0.1652

Pool: N

+++ Rounded.

#### OWNER INFORMATION

**Current Owner:** 

FARIAS OCHOA VICTOR MANUEL

**Primary Owner Address:** 

PO BOX 60592

FORT WORTH, TX 76115

**Deed Date: 6/28/2021** 

**Deed Volume: Deed Page:** 

**Instrument: D221186890** 

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GONZALES KHADEEJEH;GONZALES ROBERT	7/14/2015	D215157888		
NEXTLOTS 5 LLC	11/4/2014	D214253573		
SMITH DONKOR J	11/22/2013	D213307711	0000000	0000000
NEXTLOTS 5 LLC	8/7/2013	D213211187	0000000	0000000
FORT WORTH CITY OF	3/19/2013	D213073743	0000000	0000000
5171 INVESTMENTS GROUP LP	5/3/2005	D205148062	0000000	0000000
LOVE DONALD A;LOVE MINNIE	5/3/2005	00000000000000	0000000	0000000
LOVE DONALD A;LOVE MINNIE	1/3/2001	00042660000397	0004266	0000397
LOVE DONALD A;LOVE MINNIE	12/29/1990	00042660000397	0004266	0000397
HOGAN CAROL ANN *E*	12/28/1990	00101380002020	0010138	0002020
HOGAN HORCE C *E*	4/4/1990	00098940001916	0009894	0001916
LOVE DONALD A	12/31/1900	00000000000000	0000000	0000000

### **VALUES**

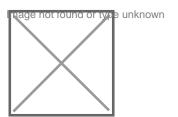
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$363,488	\$21,600	\$385,088	\$385,088
2024	\$363,488	\$21,600	\$385,088	\$385,088
2023	\$314,369	\$21,600	\$335,969	\$335,969
2022	\$0	\$5,000	\$5,000	\$5,000
2021	\$0	\$5,000	\$5,000	\$5,000
2020	\$0	\$5,000	\$5,000	\$5,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

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<sup>+</sup> 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.

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