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**Address:** [2418 CLINTON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 12600-18-16  
**Subdivision:** ELLIS, M G ADDITION  
**Neighborhood Code:** Stockyards

**Latitude:** 32.7893422887  
**Longitude:** -97.3525223334  
**TAD Map:** 2042-408  
**MAPSCO:** TAR-062F



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

## PROPERTY DATA

**Legal Description:** ELLIS, M G ADDITION Block 18  
Lot 16

**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)

**Site Number:** 80064523  
**Site Name:** S & W CANVAS  
**Site Class:** WHStorage - Warehouse-Storage  
**Parcels:** 1  
**Primary Building Name:** S & W CANVAS / 00829110  
**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 2,335  
**Net Leasable Area<sup>+++</sup>:** 2,335  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,500  
**Land Acres<sup>\*</sup>:** 0.1721  
**Pool:** N

**State Code:** F1

**Year Built:** 1994

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 6/3/2025

**Notice Value:** \$243,452

**Protest Deadline Date:** 7/3/2025

<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:**

SAENZ CARLOS D

**Primary Owner Address:**

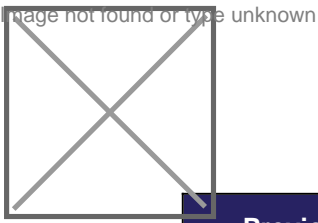
1304 LAGONDA AVE  
FORT WORTH, TX 76164-9059

**Deed Date:** 9/2/1993

**Deed Volume:** 0011220

**Deed Page:** 0002139

**Instrument:** 00112200002139



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAENZ LIONCIO R	2/10/1989	00096090000183	0009609	0000183
RODRIQUEZ SEVERO V	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	\$0	\$0	\$0	\$0
2025	\$215,327	\$28,125	\$243,452	\$182,100
2024	\$123,625	\$28,125	\$151,750	\$151,750
2023	\$123,625	\$28,125	\$151,750	\$151,750
2022	\$123,625	\$28,125	\$151,750	\$151,750
2021	\$123,625	\$28,125	\$151,750	\$151,750

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.