



**Address:** [404 NEILL AVE](#)  
**City:** EVERMAN  
**Georeference:** 13290-2-19  
**Subdivision:** EVERMAN PLACE ADDITION  
**Neighborhood Code:** 1E050D

**Latitude:** 32.6281729257  
**Longitude:** -97.2863312026  
**TAD Map:** 2060-348  
**MAPSCO:** TAR-106J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** EVERMAN PLACE ADDITION  
Block 2 Lot 19

**Jurisdictions:**

CITY OF EVERMAN (009)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EVERMAN ISD (904)

**State Code:** A

**Year Built:** 1962

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$169,900

**Protest Deadline Date:** 5/15/2025

**Site Number:** 00890707

**Site Name:** EVERMAN PLACE ADDITION-2-19

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 999

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,388

**Land Acres<sup>\*</sup>:** 0.1696

**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:**

LUCIANO JUAN A

**Primary Owner Address:**

404 NEILL AVE  
FORT WORTH, TX 76140

**Deed Date:** 7/23/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219160794](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
Y & M INVESTMENTS LLC	6/28/2019	<a href="#">D219141140</a>		
GARCIA-GALVAN JUAN JOSE;GONZALEZ ELVIRA CHAVEZ	11/27/2018	<a href="#">D219141139</a>		
AMIS CLAN LLC	1/1/2013	<a href="#">D213246943</a>	0000000	0000000
AMIS TERRY F ETAL	12/31/2012	<a href="#">D213246942</a>	0000000	0000000
AMIS FRANK EST;AMIS KATE	3/27/1984	00077790001900	0007779	0001900
DALE E HUDSON	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	\$127,512	\$42,388	\$169,900	\$96,631
2024	\$127,512	\$42,388	\$169,900	\$87,846
2023	\$147,586	\$42,388	\$189,974	\$79,860
2022	\$85,407	\$25,000	\$110,407	\$72,600
2021	\$85,406	\$25,001	\$110,407	\$66,000
2020	\$35,000	\$25,000	\$60,000	\$60,000

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.