



Address: [3821 BIRCHMAN AVE](#)
City: FORT WORTH
Georeference: 13410-53-15
Subdivision: FACTORY PLACE ADDITION
Neighborhood Code: 4C210C

Latitude: 32.7341576388
Longitude: -97.3741536878
TAD Map: 2036-388
MAPSCO: TAR-075M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FACTORY PLACE ADDITION
Block 53 Lot 15

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: 1939
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 00901121
Site Name: FACTORY PLACE ADDITION-53-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 1,230
Percent Complete: 100%
Land Sqft*: 6,000
Land Acres*: 0.1377
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:
OWEN COLIN
Primary Owner Address:
3821 BIRCHMAN AVE
FORT WORTH, TX 76107

Deed Date: 3/9/2022
Deed Volume:
Deed Page:
Instrument: [D222068715](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BLUE CYPRESS DEVELOPMENT LLC	6/30/2021	D221193939		
TEXAN MUTUAL LLC	6/30/2021	D221189986		
KERR ROYANNE	1/15/2008	D208018612	0000000	0000000
PLAIN DEBORAH HAYS GREIF	7/25/2001	000000000000000	0000000	0000000
GREIF DEBORAH HAYS	7/30/1991	00103370001867	0010337	0001867
GRIMES CLAYTON N	3/24/1986	00084930001376	0008493	0001376
MIKE MC DONALD	12/31/1900	000000000000000	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 ⁺
2025	\$190,643	\$150,000	\$340,643	\$340,643
2024	\$190,643	\$150,000	\$340,643	\$340,643
2023	\$183,683	\$150,000	\$333,683	\$333,683
2022	\$132,341	\$150,000	\$282,341	\$282,341
2021	\$126,891	\$150,000	\$276,891	\$276,891
2020	\$103,252	\$150,000	\$253,252	\$253,252

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.