



**Address:** [3809 DUNCAN DR](#)  
**City:** FOREST HILL  
**Georeference:** 14260-3-16  
**Subdivision:** FOREST OAKS ADDITION-FOREST HL  
**Neighborhood Code:** 1H070H

**Latitude:** 32.672469874  
**Longitude:** -97.2685052656  
**TAD Map:** 2066-364  
**MAPSCO:** TAR-092Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FOREST OAKS ADDITION-  
FOREST HL Block 3 Lot 16

**Jurisdictions:**

CITY OF FOREST HILL (010)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1996

**Personal Property Account:** N/A

**Agent:** PROPERTY TAX LOCK (11667)

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

**Notice Value:** \$200,000

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00952303

**Site Name:** FOREST OAKS ADDITION-FOREST HL-3-16

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,366

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,000

**Land Acres<sup>\*</sup>:** 0.2066

**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:**

DOMINGUEZ LEONEL  
DOMINGUEZ YOLANDA

**Primary Owner Address:**

3809 DUNCAN DR  
FORT WORTH, TX 76119-6724

**Deed Date:** 6/4/1996

**Deed Volume:** 0012388

**Deed Page:** 0002101

**Instrument:** 00123880002101

| Previous Owners          | Date       | Instrument     | Deed Volume | Deed Page |
|--------------------------|------------|----------------|-------------|-----------|
| HOME AMERICA INC         | 8/7/1995   | 00120670000100 | 0012067     | 0000100   |
| FULTS IRETTA E           | 9/6/1991   | 00119040001394 | 0011904     | 0001394   |
| FULTS IRETTA;FULTS SAM E | 2/27/1984  | 00077700001416 | 0007770     | 0001416   |
| GLENNA S FULTS           | 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 | \$173,000          | \$27,000    | \$200,000    | \$136,762                    |
| 2024 | \$173,000          | \$27,000    | \$200,000    | \$124,329                    |
| 2023 | \$189,779          | \$27,000    | \$216,779    | \$113,026                    |
| 2022 | \$153,244          | \$9,000     | \$162,244    | \$102,751                    |
| 2021 | \$109,210          | \$9,000     | \$118,210    | \$93,410                     |
| 2020 | \$96,090           | \$9,000     | \$105,090    | \$84,918                     |

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.