



Address: [3406 N NICHOLS ST](#)
City: FORT WORTH
Georeference: 14570-50-9
Subdivision: FOSTEPCO HEIGHTS ADDITION
Neighborhood Code: 2M200F

Latitude: 32.8055615903
Longitude: -97.340482664
TAD Map: 2048-412
MAPSCO: TAR-048Z



Google Map or type unknown

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

PROPERTY DATA

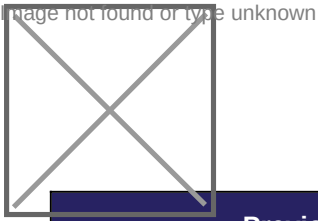
Legal Description: FOSTEPCO HEIGHTS
ADDITION Block 50 Lot 9
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)
State Code: A
Year Built: 1955
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$149,841
Protest Deadline Date: 5/24/2024

Site Number: 00991597
Site Name: FOSTEPCO HEIGHTS ADDITION-50-9
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 896
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1434
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:
SANCHEZ ALBINO
SANCHEZ YOLANDA
Primary Owner Address:
3406 N NICHOLS ST
FORT WORTH, TX 76106-4509
Deed Date: 6/30/1987
Deed Volume: 0008999
Deed Page: 0000593
Instrument: 00089990000593



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GONZALEZ GUADALUPE;GONZALEZ RUBEN	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	\$106,091	\$43,750	\$149,841	\$105,050
2024	\$106,091	\$43,750	\$149,841	\$95,500
2023	\$117,648	\$31,250	\$148,898	\$86,818
2022	\$97,596	\$10,000	\$107,596	\$78,925
2021	\$92,735	\$10,000	\$102,735	\$71,750
2020	\$78,453	\$10,000	\$88,453	\$65,227

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.