



**Address:** [3312 N PECAN ST](#)  
**City:** FORT WORTH  
**Georeference:** 14570-67-6  
**Subdivision:** FOSTEPCO HEIGHTS ADDITION  
**Neighborhood Code:** 2M200F

**Latitude:** 32.8042184823  
**Longitude:** -97.3457074835  
**TAD Map:** 2042-412  
**MAPSCO:** TAR-048Y



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 67 Lot 6

**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:** 1952

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$180,319

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

**Site Number:** 00995223

**Site Name:** FOSTEPCO HEIGHTS ADDITION-67-6

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

**Parcels:** 1

**Approximate Size** <sup>+++</sup>: 1,200

**Percent Complete:** 100%

**Land Sqft** <sup>\*</sup>: 6,250

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

LADINOS FIDEL F

LADINOS ANA M

**Primary Owner Address:**

3312 N PECAN ST  
FORT WORTH, TX 76106-5931

**Deed Date:** 2/1/1993

**Deed Volume:** 0010935

**Deed Page:** 0002309

**Instrument:** 00109350002309

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GARCIA EDUARDO	12/31/1900	0000000000000000	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	\$136,569	\$43,750	\$180,319	\$128,651
2024	\$136,569	\$43,750	\$180,319	\$116,955
2023	\$150,669	\$31,250	\$181,919	\$106,323
2022	\$126,395	\$10,000	\$136,395	\$96,657
2021	\$120,563	\$10,000	\$130,563	\$87,870
2020	\$102,599	\$10,000	\$112,599	\$79,882

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.