



**Address:** [3123 N PECAN ST](#)  
**City:** FORT WORTH  
**Georeference:** 14570-93-2  
**Subdivision:** FOSTEPCO HEIGHTS ADDITION  
**Neighborhood Code:** 2M200F

**Latitude:** 32.8012101902  
**Longitude:** -97.3462894954  
**TAD Map:** 2042-412  
**MAPSCO:** TAR-062C



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 93 Lot 2

**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:** 1932  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00999717  
**Site Name:** FOSTEPCO HEIGHTS ADDITION-93-2  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,184  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,250  
**Land Acres<sup>\*</sup>:** 0.1434  
**Pool:** N

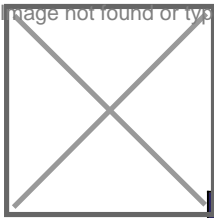
+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**  
MUNOZ REYNALDO LEYVA  
**Primary Owner Address:**  
1115 OXFORD ST  
RIVER OAKS, TX 76114

**Deed Date:** 3/24/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223048719](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEYVA RIGOBERTO	2/24/2004	<a href="#">D204059559</a>	0000000	0000000
STARNES D J	1/10/1997	00073740000845	0007374	0000845
STARNES D J	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	\$131,453	\$43,750	\$175,203	\$175,203
2024	\$131,453	\$43,750	\$175,203	\$175,203
2023	\$145,399	\$31,250	\$176,649	\$176,649
2022	\$121,293	\$10,000	\$131,293	\$131,293
2021	\$115,476	\$10,000	\$125,476	\$125,476
2020	\$97,981	\$10,000	\$107,981	\$107,981

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

There are no exemptions for this property

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.