



Address: [916 CLECKLER AVE](#)
City: FORT WORTH
Georeference: 15040-10-5
Subdivision: GARDEN ADDITION TO RIVERSIDE
Neighborhood Code: 3H050I

Latitude: 32.7760269007
Longitude: -97.3003277638
TAD Map: 2060-400
MAPSCO: TAR-063R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GARDEN ADDITION TO
RIVERSIDE Block 10 Lot 5

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: 1915

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$217,093

Protest Deadline Date: 5/24/2024

Site Number: 01031449

Site Name: GARDEN ADDITION TO RIVERSIDE-10-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,288

Percent Complete: 100%

Land Sqft^{*}: 6,800

Land Acres^{*}: 0.1561

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:

MONTANEZ RAFAEL
MONTANEZ ADELAIDA

Primary Owner Address:

916 CLECKLER AVE
FORT WORTH, TX 76111-4211

Deed Date: 4/18/2000

Deed Volume: 0014344

Deed Page: 0000515

Instrument: 00143440000515

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCGUFFIN LAURISA;MCGUFFIN MICHAEL	12/3/1999	00141280000330	0014128	0000330
MCGUFFIN DON;MCGUFFIN SYLVIA	3/31/1994	00115720000059	0011572	0000059
METRO AFF HMS & CHICAGO PROP	2/3/1994	00115470002030	0011547	0002030
LOVE CHARLES L	1/21/1994	00114420001803	0011442	0001803
SUPERIOR FEDERAL BANK	9/7/1993	00112390002087	0011239	0002087
NEWCOMB FRED JAMES;NEWCOMB TWILA	5/31/1989	00096120001078	0009612	0001078
BRIDWELL FRANKLIN E JR	1/11/1985	00080590002127	0008059	0002127
GOSS DOROTHY BRANDON	6/12/1984	00078560001743	0007856	0001743
DORA FAYE BRANDON	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 ⁺
2025	\$183,093	\$34,000	\$217,093	\$143,692
2024	\$183,093	\$34,000	\$217,093	\$130,629
2023	\$163,594	\$34,000	\$197,594	\$118,754
2022	\$146,137	\$23,800	\$169,937	\$107,958
2021	\$153,910	\$10,000	\$163,910	\$98,144
2020	\$135,881	\$10,000	\$145,881	\$89,222

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)
- HOMESTEAD DISABLED PERSON 11.13 (c)

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.