



**Address:** [2804 DILLARD ST](#)  
**City:** FORT WORTH  
**Georeference:** 16480-2B-16-B  
**Subdivision:** GROVE HILL ADDITION  
**Neighborhood Code:** 1H040N

**Latitude:** 32.7177198196  
**Longitude:** -97.2432004058  
**TAD Map:** 2078-380  
**MAPSCO:** TAR-079T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** GROVE HILL ADDITION Block  
2B Lot 16-N35'15

**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:** 2017

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 01140108

**Site Name:** GROVE HILL ADDITION-2B-16-B

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,272

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,305

**Land Acres<sup>\*</sup>:** 0.2595

**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:**

FLORES JEIDY  
REYES DAVID

**Primary Owner Address:**

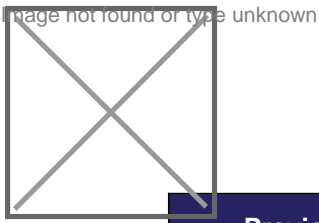
2804 DILLARD ST  
FORT WORTH, TX 76105

**Deed Date:** 10/6/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223182132](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ZINSER PROPERTIES LLC	2/28/2022	<a href="#">D222055497</a>		
JACKSON ANNETTE L	4/28/2017	<a href="#">D217099070</a>		
MV&A BUILDERS LLC	3/22/2017	<a href="#">D217064505</a>		
HV&A BUILDERS	10/7/2016	<a href="#">D216236699</a>		
KHORRAMI KEVIN	8/2/2016	<a href="#">D216194410</a>		
BACY GLORIA	12/31/1900	00073320000639	0007332	0000639

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	\$228,043	\$31,305	\$259,348	\$259,348
2024	\$228,043	\$31,305	\$259,348	\$259,348
2023	\$248,695	\$31,305	\$280,000	\$280,000
2022	\$256,206	\$7,500	\$263,706	\$241,650
2021	\$236,927	\$7,500	\$244,427	\$219,682
2020	\$215,116	\$7,500	\$222,616	\$199,711

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.