



**Address:** [3761 WAYSIDE AVE](#)  
**City:** FORT WORTH  
**Georeference:** 19080-24-13  
**Subdivision:** HOMELAND ADDITION  
**Neighborhood Code:** 4T930C

**Latitude:** 32.6936118239  
**Longitude:** -97.3514844871  
**TAD Map:** 2042-372  
**MAPSCO:** TAR-090F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HOMELAND ADDITION Block 24  
Lot 13 & 14

**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:** 1942

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 01353535

**Site Name:** HOMELAND ADDITION-24-13-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,638

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 14,200

**Land Acres<sup>\*</sup>:** 0.3259

**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:**

PEREZ ADRIAN MANUEL

PEREZ ADRIANA ELIZABETH

**Primary Owner Address:**

3761 WAYSIDE AVE

FORT WORTH, TX 76110

**Deed Date:** 4/26/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223070503](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOS CRUCES REMODELACION LLC	11/10/2022	<a href="#">D222269893</a>		
TEXAS MUTUAL LLC	11/9/2022	<a href="#">D222267941</a>		
IEXPRESS LLC	11/8/2022	<a href="#">D222271863</a>		
LILLARD JAMES M	4/7/2012	<a href="#">D213019367</a>	0000000	0000000
LILLARD SHIRLEY HAGGARD	6/28/1993	00111200001739	0011120	0001739
HIRST BRIDE B	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 <sup>+</sup>
2025	\$259,613	\$49,200	\$308,813	\$308,813
2024	\$259,613	\$49,200	\$308,813	\$308,813
2023	\$44,193	\$49,200	\$93,393	\$93,393
2022	\$44,193	\$37,500	\$81,693	\$59,118
2021	\$34,299	\$37,500	\$71,799	\$53,744
2020	\$37,307	\$37,500	\$74,807	\$48,858

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.