



**Address:** [1517 E LANCASTER AVE](#)

**City:** FORT WORTH

**Georeference:** 22460-4-5

**Subdivision:** KENNEDY ADDITION-FT WORTH

**Neighborhood Code:** RET-Southeast Fort Worth/Everman/Forest Hill General

**Latitude:** 32.7464158597

**Longitude:** -97.3126036984

**TAD Map:** 2054-392

**MAPSCO:** TAR-077C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** KENNEDY ADDITION-FT WORTH Block 4 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:** F1

**Year Built:** 1920

**Personal Property Account:** [13843931](#)

**Agent:** OWNWELL INC (12140)

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$631,803

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80118968

**Site Name:** EASTSIDE MARBLE

**Site Class:** RETGen - Retail-General/Specialty

**Parcels:** 1

**Primary Building Name:** EASTSIDE MARBLE / 01500511

**Primary Building Type:** Commercial

**Gross Building Area**<sup>+++</sup>: 5,300

**Net Leasable Area**<sup>+++</sup>: 4,660

**Percent Complete:** 100%

**Land Sqft**<sup>\*</sup>: 5,000

**Land Acres**<sup>\*</sup>: 0.1147

**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:**

FORT WORTH M PROP LLC

**Primary Owner Address:**

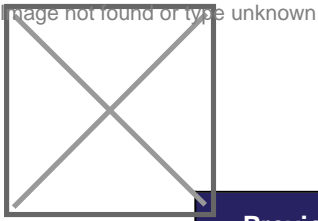
1701 E LANCASTER AVE  
FORT WORTH, TX 76102

**Deed Date:** 9/15/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216217707](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GALLANT CHARLES F	6/12/1979	00080520000533	0008052	0000533
CROW ROBERT V	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	\$616,803	\$15,000	\$631,803	\$631,803
2024	\$520,853	\$15,000	\$535,853	\$535,853
2023	\$439,733	\$15,000	\$454,733	\$454,733
2022	\$423,413	\$15,000	\$438,413	\$438,413
2021	\$423,413	\$15,000	\$438,413	\$438,413
2020	\$401,278	\$15,000	\$416,278	\$416,278

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.