



**Address:** [513 E MADDOX AVE](#)  
**City:** FORT WORTH  
**Georeference:** 23700-13-14-11  
**Subdivision:** LAWN TERRACE ADDITION  
**Neighborhood Code:** 4T930L

**Latitude:** 32.7271440105  
**Longitude:** -97.3221562957  
**TAD Map:** 2054-384  
**MAPSCO:** TAR-077P



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** LAWN TERRACE ADDITION  
Block 13 Lot 14 W 31.8' LOT 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:** C1  
**Year Built:** 0  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 01591061  
**Site Name:** LAWN TERRACE ADDITION-13-14-11  
**Site Class:** C1 - Residential - Vacant Land  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 0  
**Percent Complete:** 0%  
**Land Sqft<sup>\*</sup>:** 1,595  
**Land Acres<sup>\*</sup>:** 0.0366  
**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:**  
COMMUNITY LEGACY INVESTMENT-I LLC  
**Primary Owner Address:**  
2808 BROOKSHIRE DR  
SOUTHLAKE, TX 76092

**Deed Date:** 10/30/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223195051](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WESTCREST PARTNERS LLC	3/12/2014	<a href="#">D214056820</a>	0000000	0000000
LAWN TERRACE LTD	2/1/1991	00101760001494	0010176	0001494
SHIPLEY JERRY D TR	7/1/1990	00099950000690	0009995	0000690
1600 CAPTIAL CO	5/26/1989	00096300002123	0009630	0002123
CHRYSLER FIRST FIN SERV CORP	8/12/1988	00093630001962	0009363	0001962
CHAVEZ ARMANDO;CHAVEZ CARMEN	12/18/1987	00091710001540	0009171	0001540
CHRYSLER FIRST FINANCIAL SERV	7/13/1987	00090070001241	0009007	0001241
HERNANDEZ;HERNANDEZ GUADALUPE	9/12/1985	00083070001769	0008307	0001769
MARTIN DAVID D;MARTIN W E	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	\$0	\$8,200	\$8,200	\$8,200
2024	\$0	\$8,200	\$8,200	\$8,200
2023	\$0	\$8,200	\$8,200	\$8,200
2022	\$0	\$8,200	\$8,200	\$8,200
2021	\$0	\$7,000	\$7,000	\$7,000
2020	\$0	\$4,000	\$4,000	\$4,000

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.