



Address: [3001 E 12TH ST](#)
City: FORT WORTH
Georeference: 24010--1
Subdivision: LINCOLN PLACE ADDITION
Neighborhood Code: 3H050N

Latitude: 32.7580637361
Longitude: -97.3034206756
TAD Map: 2060-396
MAPSCO: TAR-063Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LINCOLN PLACE ADDITION Lot 1

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: 1949
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$187,316
Protest Deadline Date: 5/24/2024

Site Number: 01594494
Site Name: LINCOLN PLACE ADDITION-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,202
Percent Complete: 100%
Land Sqft^{*}: 5,130
Land Acres^{*}: 0.1177
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:
DAVIS MURRELL C
Primary Owner Address:
3001 E 12TH ST
FORT WORTH, TX 76111-3702

Deed Date: 7/5/2000
Deed Volume: 0000000
Deed Page: 0000000
Instrument: 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIS HILLARD	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 ⁺
2025	\$161,666	\$25,650	\$187,316	\$111,252
2024	\$161,666	\$25,650	\$187,316	\$101,138
2023	\$136,050	\$25,650	\$161,700	\$91,944
2022	\$122,457	\$17,955	\$140,412	\$83,585
2021	\$98,053	\$14,000	\$112,053	\$75,986
2020	\$85,398	\$14,000	\$99,398	\$69,078

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)

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.