



Address: [1226 E PEACH ST](#)
City: FORT WORTH
Georeference: 26470--E
Subdivision: MONTGOMERY & PYLE SUBDIVISION
Neighborhood Code: 2M210D

Latitude: 32.763024091
Longitude: -97.3255229099
TAD Map: 2048-396
MAPSCO: TAR-063S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MONTGOMERY & PYLE
SUBDIVISION Lot E

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

Notice Sent Date: 4/15/2025

Notice Value: \$40,000

Protest Deadline Date: 5/24/2024

Site Number: 80867580

Site Name: MONTGOMERY & PYLE SUBDIVISION Lot E

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 5,000

Land Acres^{*}: 0.1147

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:

TESTUDO HOLDINGS LLC

Primary Owner Address:

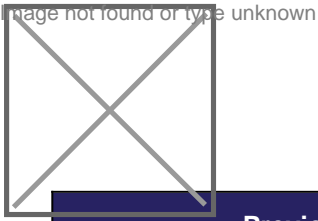
101 W GLADE RD STE 109
EULESS, TX 76039

Deed Date: 3/27/2024

Deed Volume:

Deed Page:

Instrument: [D224052259](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
C E PIERCE LIMITED FAMILY PARTNERSHIP	8/23/2017	CWD224009501		
HAMMAN JANA KAY	10/7/1988	00093270002289	0009327	0002289
FORT WORTH CITY OF	12/31/1985	00084140001472	0008414	0001472
MACARIO LOPEZ AHUILERA	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	\$0	\$40,000	\$40,000	\$40,000
2024	\$0	\$40,000	\$40,000	\$36,000
2023	\$0	\$30,000	\$30,000	\$30,000
2022	\$0	\$17,500	\$17,500	\$17,500
2021	\$0	\$17,500	\$17,500	\$17,500
2020	\$0	\$17,500	\$17,500	\$17,500

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.