



Address: [2804 HUTCHINSON ST](#)
City: FORT WORTH
Georeference: 26530-4-16
Subdivision: MOODY, J M SUBDIVISION
Neighborhood Code: 2M200B

Latitude: 32.795632562
Longitude: -97.3298917485
TAD Map: 2048-408
MAPSCO: TAR-063A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MOODY, J M SUBDIVISION
Block 4 Lot 16

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: 1952

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$170,768

Protest Deadline Date: 5/24/2024

Site Number: 01806203
Site Name: MOODY, J M SUBDIVISION-4-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 896
Percent Complete: 100%
Land Sqft^{*}: 6,500
Land Acres^{*}: 0.1492
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:

KENDRICK TOMMY L

Primary Owner Address:

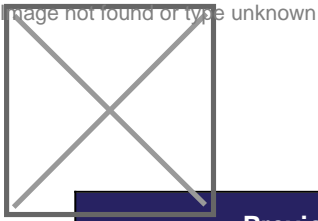
2804 HUTCHINSON ST
FORT WORTH, TX 76106-7315

Deed Date: 5/24/2019

Deed Volume:

Deed Page:

Instrument: [DC14219082418](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KENDRICK RUBY A;KENDRICK TOMMY L	2/5/2003	00165300000020	0016530	0000020
WILLIAMSON HANSEL R EST	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 ⁺
2025	\$125,268	\$45,500	\$170,768	\$121,129
2024	\$125,268	\$45,500	\$170,768	\$110,117
2023	\$134,812	\$32,500	\$167,312	\$100,106
2022	\$98,540	\$13,000	\$111,540	\$91,005
2021	\$80,032	\$13,000	\$93,032	\$82,732
2020	\$73,769	\$13,000	\$86,769	\$75,211

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.