



**Address:** [3209 EVANS AVE](#)  
**City:** FORT WORTH  
**Georeference:** 26755-5-3  
**Subdivision:** MORNINGSIDE PARK ADDITION  
**Neighborhood Code:** 1H080A

**Latitude:** 32.7044638596  
**Longitude:** -97.3182652724  
**TAD Map:** 2054-376  
**MAPSCO:** TAR-077X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MORNINGSIDE PARK  
ADDITION Block 5 Lot 3

**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

**Protest Deadline Date:** 5/24/2024

**Site Number:** 01817337

**Site Name:** MORNINGSIDE PARK ADDITION-5-3

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size** <sup>+++</sup>: 930

**Percent Complete:** 100%

**Land Sqft** <sup>\*</sup>: 6,380

**Land Acres** <sup>\*</sup>: 0.1464

**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:**

SLOAN HOLLIS G GST EXEMPT TR

**Primary Owner Address:**

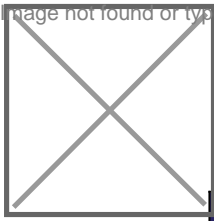
2324 WINTON TERR W  
FORT WORTH, TX 76109-1158

**Deed Date:** 1/11/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D211021680](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SLOAN HOLLIS	6/13/2003	00168220000297	0016822	0000297
EDWARDS RONDA	12/2/1993	00114210001572	0011421	0001572
WILLIAMS ROGERS	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	\$25,860	\$19,140	\$45,000	\$45,000
2024	\$36,757	\$19,140	\$55,897	\$55,897
2023	\$35,395	\$19,140	\$54,535	\$54,535
2022	\$28,588	\$5,000	\$33,588	\$33,588
2021	\$24,141	\$5,000	\$29,141	\$29,141
2020	\$23,325	\$5,000	\$28,325	\$28,325

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.