



Address: [3245 EVANS AVE](#)
City: FORT WORTH
Georeference: 26755-5-12
Subdivision: MORNINGSIDE PARK ADDITION
Neighborhood Code: 1H080A

Latitude: 32.7031034819
Longitude: -97.3182775078
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 12

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: \$168,120

Protest Deadline Date: 5/24/2024

Site Number: 01817442

Site Name: MORNINGSIDE PARK ADDITION-5-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,170

Percent Complete: 100%

Land Sqft^{*}: 6,156

Land Acres^{*}: 0.1413

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:

RICHARDSON BETTYE L

Primary Owner Address:

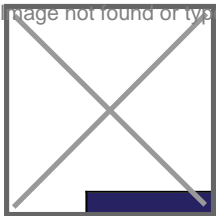
3245 EVANS AVE
FORT WORTH, TX 76110-4425

Deed Date: 4/12/2001

Deed Volume: 0000000

Deed Page: 0000000

Instrument: 000000000000000



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JACKSON RUTH A	9/28/1994	0000000000000000	0000000	0000000
JACKSON CLYDE;JACKSON RUTH EST	12/31/1900	0000000000000000	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	\$149,652	\$18,468	\$168,120	\$33,639
2024	\$149,652	\$18,468	\$168,120	\$30,581
2023	\$108,907	\$18,468	\$127,375	\$27,801
2022	\$118,474	\$5,000	\$123,474	\$25,274
2021	\$100,923	\$5,000	\$105,923	\$22,976
2020	\$24,966	\$5,000	\$29,966	\$20,887

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.