



**Address:** [3409 BROWN AVE](#)  
**City:** FORT WORTH  
**Georeference:** 27210-7-20  
**Subdivision:** MC CALL-HIGHTOWER ADDITION  
**Neighborhood Code:** 3H050N

**Latitude:** 32.7664225178  
**Longitude:** -97.2993356042  
**TAD Map:** 2060-400  
**MAPSCO:** TAR-063V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MC CALL-HIGHTOWER  
ADDITION Block 7 Lot 20

**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:** 2004

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$242,040

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

**Site Number:** 01836919

**Site Name:** MC CALL-HIGHTOWER ADDITION-7-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,104

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,000

**Land Acres<sup>\*</sup>:** 0.1606

**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:**

SANTIBANEZ RUBEN  
SANTIBANEZ ROGELIO

**Primary Owner Address:**

3409 BROWN AVE  
FORT WORTH, TX 76111-4603

**Deed Date:** 6/1/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D211131850](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SANTIBANEZ RUBEN	9/22/2004	<a href="#">D204303117</a>	0000000	0000000
CAYMAN GROUP LP	10/3/2003	<a href="#">D203384061</a>	0000000	0000000
SHIPP RAYMOND B	5/23/1999	000000000000000	0000000	0000000
OWENS CLARENCE M	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 <sup>+</sup>
2025	\$207,040	\$35,000	\$242,040	\$195,540
2024	\$207,040	\$35,000	\$242,040	\$162,950
2023	\$100,792	\$35,000	\$135,792	\$135,792
2022	\$157,284	\$24,500	\$181,784	\$181,784
2021	\$126,841	\$14,000	\$140,841	\$140,841
2020	\$120,791	\$14,000	\$134,791	\$134,791

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.