



Address: [1216 BEVANS ST](#)
City: FORT WORTH
Georeference: 27640--4
Subdivision: MC KEE PLACE ADDITION
Neighborhood Code: 3H070A

Latitude: 32.7802602278
Longitude: -97.3096366041
TAD Map: 2054-404
MAPSCO: TAR-063L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC KEE PLACE ADDITION Lot 4

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: 1956

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$306,436

Protest Deadline Date: 5/24/2024

Site Number: 01857169

Site Name: MC KEE PLACE ADDITION-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,579

Percent Complete: 100%

Land Sqft^{*}: 10,285

Land Acres^{*}: 0.2361

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:

SANCHEZ LUCIO
RODARTE ALEJANDRA CASTRO

Primary Owner Address:

1216 BEVANS ST
FORT WORTH, TX 76111

Deed Date: 4/13/2021

Deed Volume:

Deed Page:

Instrument: [D221104218](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GREEN FOREST RENOVATIONS LLC	11/11/2020	D220298535		
SKA PROPERTIES LLC	11/10/2020	D220296976		
ABARCA-TORRES A A;ABARCA-TORRES JOVANNI	7/18/2005	D205219483	0000000	0000000
VILLANUEVA LOUIS B JR	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	\$231,008	\$75,428	\$306,436	\$306,436
2024	\$231,008	\$75,428	\$306,436	\$291,221
2023	\$228,637	\$75,428	\$304,065	\$264,746
2022	\$190,384	\$50,294	\$240,678	\$240,678
2021	\$194,011	\$28,000	\$222,011	\$222,011
2020	\$172,292	\$28,000	\$200,292	\$200,292

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.