



Address: [2101 LINCOLN AVE](#)
City: FORT WORTH
Georeference: 30000-154-1
Subdivision: NORTH FORT WORTH
Neighborhood Code: RET-Northwest Tarrant County General

Latitude: 32.7829833355
Longitude: -97.3594401226
TAD Map: 2042-404
MAPSCO: TAR-062K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NORTH FORT WORTH Block
154 Lot 1

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: F1

Year Built: 1955

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$96,939

Protest Deadline Date: 5/31/2024

Site Number: 80150128

Site Name: LA TIENDITA IBARRA

Site Class: RETSpecMkt - Retail-Specialty Market

Parcels: 1

Primary Building Name: LA TIENDITA IBARRA / 01920014

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 1,056

Net Leasable Area⁺⁺⁺: 800

Percent Complete: 100%

Land Sqft^{*}: 7,000

Land Acres^{*}: 0.1606

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:

IBARRA FRANCISCO

Primary Owner Address:

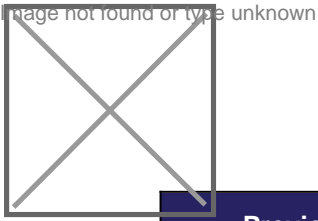
1957 FRANCIS ST
FORT WORTH, TX 76164

Deed Date: 8/27/1997

Deed Volume: 0012889

Deed Page: 0000022

Instrument: 00128890000022



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MATTHEWS LAWRENCE E	8/19/1997	00128780000025	0012878	0000025
MCCLANAHAN LARRY ROY	7/5/1996	00124260001072	0012426	0001072
MCCLANHAN JAMES C	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	\$83,779	\$13,160	\$96,939	\$96,939
2024	\$72,927	\$13,160	\$86,087	\$86,087
2023	\$72,086	\$13,160	\$85,246	\$85,246
2022	\$62,561	\$13,160	\$75,721	\$75,721
2021	\$52,344	\$13,160	\$65,504	\$65,504
2020	\$52,344	\$13,160	\$65,504	\$65,504

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.