



**Address:** [1915 GRAND AVE](#)  
**City:** FORT WORTH  
**Georeference:** 30000-227-21  
**Subdivision:** NORTH FORT WORTH  
**Neighborhood Code:** 2M110A

**Latitude:** 32.7786639118  
**Longitude:** -97.3682280969  
**TAD Map:** 2036-404  
**MAPSCO:** TAR-062J



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  
227 Lot 21 & 27

**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:** 1928

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$279,762

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

**Site Number:** 01926098  
**Site Name:** NORTH FORT WORTH-227-21-20  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,386  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 12,130  
**Land Acres<sup>\*</sup>:** 0.2784  
**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:**

SANCHEZ JUAN SR  
SANCHEZ JUANITA

**Primary Owner Address:**

1915 GRAND AVE  
FORT WORTH, TX 76164

**Deed Date:** 7/25/2008  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D208306361](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SANCHEZ JUAN SR;SANCHEZ JUANITA	8/5/2005	<a href="#">D205234903</a>	0000000	0000000
ASH LINDA CAROL ETAL DONALD M	4/15/2005	<a href="#">D205171542</a>	0000000	0000000
WORTHINGTON NOLA IRENE DILLAR	2/21/2005	<a href="#">D205171542</a>	0000000	0000000
WORTHINGTON NOLA;WORTHINGTON WALT M	12/31/1900	00034420000640	0003442	0000640

## 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	\$225,632	\$54,130	\$279,762	\$163,236
2024	\$225,632	\$54,130	\$279,762	\$148,396
2023	\$175,711	\$52,130	\$227,841	\$134,905
2022	\$100,141	\$22,500	\$122,641	\$122,641
2021	\$101,019	\$22,500	\$123,519	\$123,519
2020	\$93,113	\$22,500	\$115,613	\$115,613

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.