



# Tarrant Appraisal District Property Information | PDF Account Number: 01926098

#### Address: 1915 GRAND AVE

City: FORT WORTH Georeference: 30000-227-21 Subdivision: NORTH FORT WORTH Neighborhood Code: 2M110A

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



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

#### +++ Rounded.

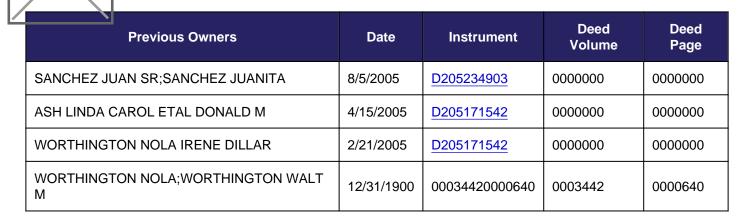
\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

### **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 mage not round or type unknown

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### 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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
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.