



**Address:** [2951 COLUMBUS AVE](#)  
**City:** FORT WORTH  
**Georeference:** 30500-47-1  
**Subdivision:** OAK GROVE ADDITION (FT WORTH)  
**Neighborhood Code:** 2M100C

**Latitude:** 32.7986107087  
**Longitude:** -97.3647245554  
**TAD Map:** 2036-408  
**MAPSCO:** TAR-062A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** OAK GROVE ADDITION (FT WORTH) Block 47 Lot 1 & 2

**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:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** JOHN M HIXSON (06392)

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

**Site Number:** 02000490

**Site Name:** OAK GROVE ADDITION (FT WORTH)-47-1-20

**Site Class:** C1 - Residential - Vacant Land

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 16,500

**Land Acres<sup>\*</sup>:** 0.3787

**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:**

HIXSON JOHN M

**Primary Owner Address:**

2620 W PIONEER PKWY STE 102  
ARLINGTON, TX 76013

**Deed Date:** 8/5/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D211209726](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRIUNION FINANCIAL CORPORATION	4/1/2004	<a href="#">D204101908</a>	0000000	0000000
TOP FLIGHT INSURANCE COMPANY	10/15/2003	<a href="#">D203388579</a>	0000000	0000000
TRIUNION FINANCIAL CORP	8/27/2003	<a href="#">D203320564</a>	0017125	0000254
BILLINGS DOLORES E	2/28/2003	00164790000273	0016479	0000273
BEASLEY CALVIN B	7/17/1998	00135300000112	0013530	0000112
BREES NANCY LEE EST	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 <sup>+</sup>
2025	\$0	\$43,875	\$43,875	\$43,875
2024	\$0	\$43,875	\$43,875	\$43,875
2023	\$0	\$42,375	\$42,375	\$42,375
2022	\$0	\$17,550	\$17,550	\$17,550
2021	\$0	\$17,550	\$17,550	\$17,550
2020	\$0	\$17,550	\$17,550	\$17,550

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.