



Address: [3839 MATTISON AVE](#)
City: FORT WORTH
Georeference: 35115-2-1-30
Subdivision: ROSE HILL ADDITION
Neighborhood Code: 4C120D

Latitude: 32.7493680887
Longitude: -97.3751016125
TAD Map: 2036-392
MAPSCO: TAR-075D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROSE HILL ADDITION Block 2
Lot 1 & W12.5'2

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: A

Year Built: 1948

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344) N

Protest Deadline Date: 5/24/2024

Site Number: 02519666

Site Name: ROSE HILL ADDITION-2-1-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,346

Percent Complete: 100%

Land Sqft^{*}: 7,750

Land Acres^{*}: 0.1779

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:

ADAMS CLAYTON
CRUTCHFIELD KINSER LEIGH

Primary Owner Address:

3839 MATTISON AVE
FORT WORTH, TX 76107

Deed Date: 3/5/2021

Deed Volume:

Deed Page:

Instrument: [D221061582](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SLOVAK INVESTMENTS LLC	7/10/2020	D220164070		
MCCONNELL LISA;MCCONNELL SCOTT	5/7/1998	00132100000400	0013210	0000400
STOVALL NATHALIE	6/19/1993	00000000000000	0000000	0000000
STOVALL P B 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 ⁺
2025	\$317,500	\$232,500	\$550,000	\$550,000
2024	\$367,500	\$232,500	\$600,000	\$600,000
2023	\$367,500	\$232,500	\$600,000	\$600,000
2022	\$351,561	\$232,500	\$584,061	\$584,061
2021	\$299,256	\$232,500	\$531,756	\$531,756
2020	\$157,839	\$232,500	\$390,339	\$390,339

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.