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Tarrant Appraisal District
Property Information | PDF
Account Number: 02586584

Address: [2614 5TH AVE](#)
City: FORT WORTH
Georeference: 36890-18-3-30
Subdivision: RYAN PLACE ADDITION
Neighborhood Code: 4T050D

Latitude: 32.7138080618
Longitude: -97.339418649
TAD Map: 2048-380
MAPSCO: TAR-076V



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

PROPERTY DATA

Legal Description: RYAN PLACE ADDITION Block
18 Lot S27'3 & N 1/2 4

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: 1918

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02586584

Site Name: RYAN PLACE ADDITION-18-3-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,854

Percent Complete: 100%

Land Sqft^{*}: 6,750

Land Acres^{*}: 0.1549

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:

TUMLIN DAVID ROY

TUMLIN BARBARA

Primary Owner Address:

2614 5TH AVE
FORT WORTH, TX 76110-3001

Deed Date: 1/28/2000

Deed Volume: 0014203

Deed Page: 0000086

Instrument: 00142030000086

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARCINIAK MICHAEL TR	10/1/1999	00140760000288	0014076	0000288
BURTON MICHAEL T	8/21/1998	00133960000115	0013396	0000115
WOOD JAMES D	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	\$336,447	\$135,000	\$471,447	\$471,447
2024	\$336,447	\$135,000	\$471,447	\$471,447
2023	\$363,567	\$135,000	\$498,567	\$498,567
2022	\$286,209	\$90,000	\$376,209	\$376,209
2021	\$225,246	\$90,000	\$315,246	\$315,246
2020	\$225,246	\$90,000	\$315,246	\$315,246

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.