



**Address:** [2624 RYAN PLACE DR](#)  
**City:** FORT WORTH  
**Georeference:** 36890-20-7-30  
**Subdivision:** RYAN PLACE ADDITION  
**Neighborhood Code:** 4T050D

**Latitude:** 32.7133684515  
**Longitude:** -97.3382541134  
**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  
20 Lot 7 & S23' 6

**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:** 1950

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02586754

**Site Name:** RYAN PLACE ADDITION-20-7-30

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,904

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,220

**Land Acres<sup>\*</sup>:** 0.2346

**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:**

HAAS VANCE A

**Primary Owner Address:**

2624 RYAN PLACE DR  
FORT WORTH, TX 76110

**Deed Date:** 8/24/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218190285](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FITZGERALD JENNIFER F;FITZGERALD JOHN	7/3/2013	<a href="#">D213174384</a>	0000000	0000000
SCHMID LARA SCHMID;SCHMID LOUISA	3/30/2005	<a href="#">D205102054</a>	0000000	0000000
SCHMID LOUISA	5/27/2004	<a href="#">D204167118</a>	0000000	0000000
SMITH WHITNEY	3/16/2001	00147900000367	0014790	0000367
HELMS ANN E	9/19/1995	00121100000187	0012110	0000187
ARGUBRIGHT ANDREA;ARGUBRIGHT JOHN	8/31/1989	00096940000315	0009694	0000315
SECRETARY OF HUD	11/2/1988	00094330002147	0009433	0002147
WESTMARK MORTGAGE CORP	11/1/1988	00094230000325	0009423	0000325
CRABTREE CATHY;CRABTREE WALLACE L	12/14/1982	00074120000748	0007412	0000748
MCQUADE B J	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	\$362,583	\$171,100	\$533,683	\$533,683
2024	\$362,583	\$171,100	\$533,683	\$533,683
2023	\$368,360	\$171,100	\$539,460	\$539,460
2022	\$299,382	\$112,500	\$411,882	\$411,882
2021	\$277,811	\$112,500	\$390,311	\$390,311
2020	\$250,203	\$112,500	\$362,703	\$362,703

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

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## Tarrant Appraisal District Property Information | PDF

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.