



**Address:** [2739 6TH AVE](#)  
**City:** FORT WORTH  
**Georeference:** 36890-24-16-30  
**Subdivision:** RYAN PLACE ADDITION  
**Neighborhood Code:** 4T050D

**Latitude:** 32.711948298  
**Longitude:** -97.3399309006  
**TAD Map:** 2048-380  
**MAPSCO:** TAR-076V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RYAN PLACE ADDITION Block  
24 Lot N10'16 & S40'17

**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:** 1931

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$525,000

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

**Site Number:** 02587270

**Site Name:** RYAN PLACE ADDITION-24-16-30

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,955

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,750

**Land Acres<sup>\*</sup>:** 0.1549

**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:**

DAY LLOYD FRANKLIN JR  
DAY LISA ANNE

**Primary Owner Address:**

2739 6TH AVE  
FORT WORTH, TX 76110

**Deed Date:** 3/24/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217065428](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LANGEVIN STEPHEN ANTHONY	2/6/2015	<a href="#">D215026096</a>		
HELOU MOUHIB	8/28/2014	<a href="#">D214190506</a>		
HEB HOUSES LLC	8/27/2014	<a href="#">D214191191</a>		
MASON HUGH C JR	12/28/2011	<a href="#">D211313780</a>	0000000	0000000
MARSHALL LINDSEY;MARSHALL PAUL C	10/11/2002	00160640000326	0016064	0000326
DELAURO LINDA S	11/2/1994	00117860000574	0011786	0000574
DELAURO LINDA S;DELAURO WILLIAN A	9/28/1988	00093960002319	0009396	0002319
WEIR RHODA T	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	\$390,000	\$135,000	\$525,000	\$525,000
2024	\$390,000	\$135,000	\$525,000	\$486,170
2023	\$419,896	\$135,000	\$554,896	\$441,973
2022	\$311,794	\$90,000	\$401,794	\$401,794
2021	\$283,514	\$90,000	\$373,514	\$373,514
2020	\$283,514	\$90,000	\$373,514	\$373,514

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.