



Address: [2708 RYAN AVE](#)
City: FORT WORTH
Georeference: 36890-27-3
Subdivision: RYAN PLACE ADDITION
Neighborhood Code: 4T050E

Latitude: 32.7129478963
Longitude: -97.3429850384
TAD Map: 2048-380
MAPSCO: TAR-076U



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
27 Lot 3

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: 1943
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Notice Sent Date: 4/15/2025
Notice Value: \$270,279
Protest Deadline Date: 5/24/2024

Site Number: 02587912
Site Name: RYAN PLACE ADDITION-27-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 927
Percent Complete: 100%
Land Sqft^{*}: 6,750
Land Acres^{*}: 0.1549
Pool: N

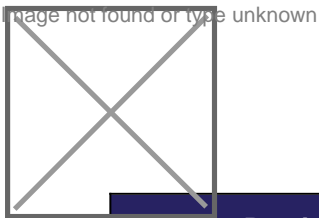
⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
ROJO BRISA
Primary Owner Address:
2708 RYAN AVE
FORT WORTH, TX 76110

Deed Date: 9/8/2017
Deed Volume:
Deed Page:
Instrument: [D217210596](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TUCKER RAELYN	7/10/2002	00158210000350	0015821	0000350
KELLAM KERRY;KELLAM THERESA	9/10/1990	00100420000723	0010042	0000723
CREWS ROY E	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	\$135,279	\$135,000	\$270,279	\$237,917
2024	\$135,279	\$135,000	\$270,279	\$216,288
2023	\$170,934	\$135,000	\$305,934	\$196,625
2022	\$170,350	\$45,000	\$215,350	\$178,750
2021	\$117,500	\$45,000	\$162,500	\$162,500
2020	\$117,500	\$45,000	\$162,500	\$162,500

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.