



Address: [3204 8TH AVE](#)
City: FORT WORTH
Georeference: 36910-2-2
Subdivision: RYAN SOUTH, JOHN C ADDITION
Neighborhood Code: 4T930D

Latitude: 32.7038477901
Longitude: -97.3441763872
TAD Map: 2048-376
MAPSCO: TAR-076Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RYAN SOUTH, JOHN C
ADDITION Block 2 Lot 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: 1949

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02599945

Site Name: RYAN SOUTH, JOHN C ADDITION-2-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 826

Percent Complete: 100%

Land Sqft^{*}: 6,250

Land Acres^{*}: 0.1434

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:

DENA RIGOBERTO

Primary Owner Address:

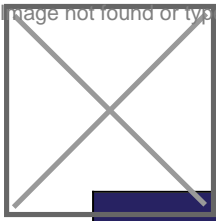
3012 SW LOOP 820
FORT WORTH, TX 76133-2204

Deed Date: 3/31/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210078732](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
STRITTMATTER KEVIN LEE	10/27/2000	00145940000111	0014594	0000111
KIRKLAND HELEN M	11/7/1983	00038850000264	0003885	0000264
KIRKLAND HELEN M;KIRKLAND TED L	12/31/1900	00038850000264	0003885	0000264

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	\$65,117	\$37,500	\$102,617	\$102,617
2024	\$65,117	\$37,500	\$102,617	\$102,617
2023	\$67,553	\$37,500	\$105,053	\$105,053
2022	\$59,446	\$25,000	\$84,446	\$84,446
2021	\$55,204	\$25,000	\$80,204	\$80,204
2020	\$65,026	\$25,000	\$90,026	\$90,026

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

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.