



Address: [3117 JAMES AVE](#)
City: FORT WORTH
Georeference: 36910-9-20
Subdivision: RYAN SOUTH, JOHN C ADDITION
Neighborhood Code: 4T930D

Latitude: 32.7052458703
Longitude: -97.3446444738
TAD Map: 2042-376
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 9 Lot 20

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: 1946

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02601907

Site Name: RYAN SOUTH, JOHN C ADDITION-9-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,032

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:

PENDERGRASS J L
PENDERGRASS MARTHA M

Primary Owner Address:

15 CLIFFSIDE DR
FORT WORTH, TX 76134-2544

Deed Date: 12/31/1900

Deed Volume: 0000000

Deed Page: 0000000

Instrument: 000000000000000

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	\$41,925	\$37,500	\$79,425	\$79,425
2024	\$41,925	\$37,500	\$79,425	\$79,425
2023	\$42,442	\$37,500	\$79,942	\$79,942
2022	\$36,620	\$25,000	\$61,620	\$61,620
2021	\$33,136	\$25,000	\$58,136	\$58,136
2020	\$43,378	\$25,000	\$68,378	\$68,378

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.