



**Address:** [2905 WILLING AVE](#)  
**City:** FORT WORTH  
**Georeference:** 36910-16-23  
**Subdivision:** RYAN SOUTH, JOHN C ADDITION  
**Neighborhood Code:** 4T050E

**Latitude:** 32.7092864762  
**Longitude:** -97.3414471774  
**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 16 Lot 23

**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:** 1933

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$317,119

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

**Site Number:** 02603357

**Site Name:** RYAN SOUTH, JOHN C ADDITION-16-23

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,316

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**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:**

SANDEFUR LAURINDA B

**Primary Owner Address:**

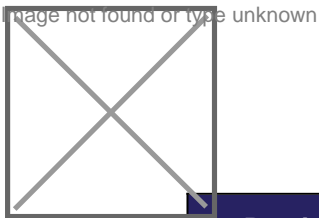
2905 WILLING AVE  
FORT WORTH, TX 76110-3447

**Deed Date:** 1/7/2000

**Deed Volume:** 0014182

**Deed Page:** 0000305

**Instrument:** 00141820000305



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FLORES PATRICIA	6/23/1994	00116530001517	0011653	0001517
HERNANDEZ PATRICIA	4/8/1988	00092500000228	0009250	0000228
ARRWOOD DEE EST	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	\$192,119	\$125,000	\$317,119	\$291,997
2024	\$192,119	\$125,000	\$317,119	\$265,452
2023	\$172,852	\$125,000	\$297,852	\$241,320
2022	\$174,382	\$45,000	\$219,382	\$219,382
2021	\$168,409	\$45,000	\$213,409	\$209,884
2020	\$148,314	\$45,000	\$193,314	\$190,804

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.