



Address: [3428 JAMES AVE](#)
City: FORT WORTH
Georeference: 36910-51-8
Subdivision: RYAN SOUTH, JOHN C ADDITION
Neighborhood Code: 4T930D

Latitude: 32.6993949364
Longitude: -97.3452620706
TAD Map: 2042-372
MAPSCO: TAR-090C



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 51 Lot 8 50% UNDIVIDED
INTEREST
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH (005)
Site Number: 02606143
Site Name: RYAN SOUTH, JOHN C ADDITION Block 51 Lot 8 50% UNDIVIDED INTERES
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size+++: 576
State Code: A **Percent Complete:** 100%
Year Built: 1948 **Land Sqft*:** 6,250
Personal Property Access: N/A
Agent: None **Pool:** N
Notice Sent
Date: 4/15/2025
Notice Value: \$32,166
Protest Deadline Date: 5/24/2024

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
GUERRERO MAGDALENA RAMOS
Primary Owner Address:
3428 JAMES AVE
FORT WORTH, TX 76110

Deed Date: 1/1/2021
Deed Volume:
Deed Page:
Instrument: [D220286428](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GUERRERO MAGDALENA RAMOS;ROMERO GRACE GUERRERO	10/26/2020	D220286428		
GUERRERO MAGDALENA R	11/15/1982	000000000000000	0000000	0000000
GONZALES JOSE R;GONZALES MAGALENA	12/31/1900	00056760000717	0005676	0000717

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	\$13,416	\$18,750	\$32,166	\$26,663
2024	\$13,416	\$18,750	\$32,166	\$24,239
2023	\$13,582	\$18,750	\$32,332	\$22,035
2022	\$11,594	\$12,500	\$24,094	\$20,032
2021	\$10,468	\$12,500	\$22,968	\$18,211
2020	\$27,362	\$25,000	\$52,362	\$33,110

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.