



Address: [3417 RYAN AVE](#)
City: FORT WORTH
Georeference: 36910-54-2
Subdivision: RYAN SOUTH, JOHN C ADDITION
Neighborhood Code: 4T930D

Latitude: 32.6997460649
Longitude: -97.3426182104
TAD Map: 2048-372
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 54 Lot 2 & 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)

Site Number: 02606755

Site Name: RYAN SOUTH, JOHN C ADDITION-54-2-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,402

Percent Complete: 100%

Land Sqft^{*}: 7,500

Land Acres^{*}: 0.1721

Pool: N

State Code: A

Year Built: 1953

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$252,842

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:

ZAMORA REYNALDO

ZANZEN ESTELA

Primary Owner Address:

3417 RYAN AVE
FORT WORTH, TX 76110

Deed Date: 5/22/2020

Deed Volume:

Deed Page:

Instrument: [D220117666](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ZAMORA ESTELA;ZAMORA REYNALDO	7/22/1992	00107140002241	0010714	0002241
ALEXANDER STEPHEN C	6/19/1992	00106780001467	0010678	0001467
BEHLE MARLA FAULK;BEHLE TERRY	4/29/1985	00081660001004	0008166	0001004
BILLY M BALDRIDGE	12/31/1900	000000000000000	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	\$210,342	\$42,500	\$252,842	\$239,846
2024	\$210,342	\$42,500	\$252,842	\$218,042
2023	\$214,000	\$42,500	\$256,500	\$198,220
2022	\$155,200	\$25,000	\$180,200	\$180,200
2021	\$155,200	\$25,000	\$180,200	\$171,842
2020	\$148,628	\$25,000	\$173,628	\$156,220

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.