



Address: [3401 RYAN AVE](#)
City: FORT WORTH
Georeference: 36910-54-7
Subdivision: RYAN SOUTH, JOHN C ADDITION
Neighborhood Code: 4T930D

Latitude: 32.7003557577
Longitude: -97.3425535901
TAD Map: 2048-376
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 7

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: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02606801

Site Name: RYAN SOUTH, JOHN C ADDITION-54-7

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

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:

TREJO AVELINA SOTELLO

Primary Owner Address:

3405 RYAN AVE
FORT WORTH, TX 76110

Deed Date: 8/6/2021

Deed Volume:

Deed Page:

Instrument: [D221266730](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORA PABLO	8/5/2021	D221266730		
TREJO AVELINA SOTELO	8/5/2021	324-697013-21		
JIMENEZ PABLO MORA;TREJO AVELINA SOTELLO	1/29/2015	D215025029		
FT WORTH AREA HAB HUMANITY INC	8/2/2012	D212217305	0000000	0000000
FORT WORTH CITY OF	11/15/2011	D211281865	0000000	0000000
HANDLER PAULINE;HANDLER SIMON	12/31/1900	00032470000673	0003247	0000673

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	\$0	\$37,500	\$37,500	\$37,500
2024	\$0	\$37,500	\$37,500	\$37,500
2023	\$0	\$37,500	\$37,500	\$37,500
2022	\$0	\$25,000	\$25,000	\$25,000
2021	\$0	\$25,000	\$25,000	\$25,000
2020	\$0	\$25,000	\$25,000	\$25,000

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.