



Address: [1007 MARION AVE](#)
City: FORT WORTH
Georeference: 36920-3-35
Subdivision: RYAN SOUTHEAST ADDITION
Neighborhood Code: 1H080A

Latitude: 32.7167401788
Longitude: -97.3153386806
TAD Map: 2054-380
MAPSCO: TAR-077T



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: RYAN SOUTHEAST ADDITION
Block 3 Lot 35

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: 1932

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$334,562

Protest Deadline Date: 5/24/2024

Site Number: 02607719

Site Name: RYAN SOUTHEAST ADDITION-3-35

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,156

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

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:

RYAN AMANDA

Primary Owner Address:

1007 MARION AVE
FORT WORTH, TX 76104

Deed Date: 8/16/2018

Deed Volume:

Deed Page:

Instrument: [D218185593](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GAIA ASSET MANAGEMENT CO LTD;K-FLIP LLC	4/28/2017	D217095862		
HEB HOMES LLC	4/27/2017	D217100753		
HERNANDEZ DAVID	4/3/2014	D217021794		
HARDGRAVES ROSE	8/21/1987	00090670001563	0009067	0001563
MAXFIELD B B EST	12/31/1900	00013510000241	0001351	0000241

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	\$316,562	\$18,000	\$334,562	\$208,635
2024	\$316,562	\$18,000	\$334,562	\$189,668
2023	\$232,000	\$18,000	\$250,000	\$172,425
2022	\$212,295	\$5,000	\$217,295	\$156,750
2021	\$137,500	\$5,000	\$142,500	\$142,500
2020	\$137,500	\$5,000	\$142,500	\$142,500

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.