



Address: [1308 MARION AVE](#)
City: FORT WORTH
Georeference: 36920-9-3
Subdivision: RYAN SOUTHEAST ADDITION
Neighborhood Code: 1H080A

Latitude: 32.7162785505
Longitude: -97.3092867219
TAD Map: 2054-380
MAPSCO: TAR-077U



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 9 Lot 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)

State Code: A
Year Built: 1973
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 02608898
Site Name: RYAN SOUTHEAST ADDITION-9-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,632
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:
BENTON W C JR
Primary Owner Address:
6212 POLO DR W APT E
COLUMBUS, OH 43229-2461

Deed Date: 7/8/1996
Deed Volume: 0012428
Deed Page: 0001633
Instrument: 00124280001633

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALLEN CUBA MAE EST	12/20/1993	00113770001438	0011377	0001438
SEC OF HUD	2/5/1992	00109320000959	0010932	0000959
GOVERNMENT NATIONAL MTG ASSN	2/4/1992	00105470001372	0010547	0001372
CLARK CAROLYN R	10/23/1987	00091190000595	0009119	0000595
HENDERSON WILLIE RUTH	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 ⁺
2025	\$96,454	\$18,000	\$114,454	\$114,454
2024	\$96,454	\$18,000	\$114,454	\$114,454
2023	\$82,000	\$18,000	\$100,000	\$100,000
2022	\$82,199	\$5,000	\$87,199	\$87,199
2021	\$72,880	\$5,000	\$77,880	\$77,880
2020	\$72,986	\$5,000	\$77,986	\$77,986

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.