



Address: [728 MARION AVE](#)
City: FORT WORTH
Georeference: 36920-13-8
Subdivision: RYAN SOUTHEAST ADDITION
Neighborhood Code: 1H080A

Latitude: 32.7162227391
Longitude: -97.3196711555
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 13 Lot 8

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: 1942

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02610124

Site Name: RYAN SOUTHEAST ADDITION-13-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 742

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:

NUNEZ JOSE

Primary Owner Address:

4258 LARSON LN
FORT WORTH, TX 76115

Deed Date: 1/22/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D208022277](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BREWSTER ANGELA D	11/20/2007	D208022276	0000000	0000000
SHAW LINDA D ETAL	2/3/2004	D207359729	0000000	0000000
JACKSON GLADYS ESTATE	9/23/1987	00091670001323	0009167	0001323
EWELLS PEARL	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	\$60,304	\$18,000	\$78,304	\$78,304
2024	\$60,304	\$18,000	\$78,304	\$78,304
2023	\$59,616	\$18,000	\$77,616	\$77,616
2022	\$49,777	\$5,000	\$54,777	\$54,777
2021	\$43,409	\$5,000	\$48,409	\$48,409
2020	\$52,846	\$5,000	\$57,846	\$57,846

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.