



Address: [1241 E MORNINGSIDE DR](#)
City: FORT WORTH
Georeference: 36920-31-22
Subdivision: RYAN SOUTHEAST ADDITION
Neighborhood Code: 1H080A

Latitude: 32.7132977959
Longitude: -97.3108165368
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 31 Lot 22

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: 1952

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$91,500

Protest Deadline Date: 5/24/2024

Site Number: 02614359

Site Name: RYAN SOUTHEAST ADDITION-31-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 994

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:

MARTINEZ SANDRA

Primary Owner Address:

1241 E MORNINGSIDE DR
FORT WORTH, TX 76104

Deed Date: 8/30/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213232363](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VESTED ASSET 1 LLC	12/30/2012	D212319656	0000000	0000000
SHANNON SCOTT	10/5/2011	D211242245	0000000	0000000
DELAFUENTE DEBRA;DELAFUENTE OSCAR	1/16/2007	D207022806	0000000	0000000
DIXON GRACIE A	12/3/1985	00083850001235	0008385	0001235
W.H.WILBURN	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	\$73,500	\$18,000	\$91,500	\$68,179
2024	\$73,500	\$18,000	\$91,500	\$61,981
2023	\$72,654	\$18,000	\$90,654	\$56,346
2022	\$60,618	\$5,000	\$65,618	\$51,224
2021	\$52,826	\$5,000	\$57,826	\$46,567
2020	\$48,732	\$5,000	\$53,732	\$42,334

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.