



**Address:** [1817 MARTIN LYDON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 37860-29-1  
**Subdivision:** SEMINARY HILL ADDITION  
**Neighborhood Code:** 4T930I

**Latitude:** 32.675261744  
**Longitude:** -97.3471885451  
**TAD Map:** 2042-364  
**MAPSCO:** TAR-090Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SEMINARY HILL ADDITION  
Block 29 Lot 1

**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:** 1969  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$205,322  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 02701324  
**Site Name:** SEMINARY HILL ADDITION-29-1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,945  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,500  
**Land Acres<sup>\*</sup>:** 0.1721  
**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**  
WILSON HARRY III  
WILSON CYNTHIA  
**Primary Owner Address:**  
1817 MARTIN LYDON AVE  
FORT WORTH, TX 76115-3111

**Deed Date:** 10/3/2003  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D203382466](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUNNELLS DOLORES M	8/18/2000	00144850000586	0014485	0000586
SIMMONS JERRY ETAL	9/23/1998	00134650000023	0013465	0000023
WORCESTER DIANE B;WORCESTER JOHN L	12/31/1996	00126270001573	0012627	0001573
DYER DAVID RAYMOND	9/13/1995	00121070000914	0012107	0000914
KOCHLER WILL	6/9/1995	00120170001604	0012017	0001604
FRANKLIN CLARK FINANCL GROUP	6/6/1984	00078500000725	0007850	0000725
MARGIE DYER	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 <sup>+</sup>
2025	\$162,822	\$42,500	\$205,322	\$160,637
2024	\$162,822	\$42,500	\$205,322	\$146,034
2023	\$153,097	\$42,500	\$195,597	\$132,758
2022	\$117,341	\$25,000	\$142,341	\$120,689
2021	\$87,000	\$25,000	\$112,000	\$109,717
2020	\$87,000	\$25,000	\$112,000	\$99,743

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.