



**Address:** [1009 E BOYCE AVE](#)  
**City:** FORT WORTH  
**Georeference:** 39645-19-27  
**Subdivision:** SOUTHLAND TERRACE ADDITION  
**Neighborhood Code:** 1H080L

**Latitude:** 32.679181311  
**Longitude:** -97.3168440635  
**TAD Map:** 2054-368  
**MAPSCO:** TAR-091K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SOUTHLAND TERRACE  
ADDITION Block 19 Lot 27

**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:** 1954

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$183,583

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02863057

**Site Name:** SOUTHLAND TERRACE ADDITION-19-27

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,108

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,260

**Land Acres<sup>\*</sup>:** 0.1666

**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:**

AVILA JOSE

**Primary Owner Address:**

1009 E BOYCE AVE  
FORT WORTH, TX 76115

**Deed Date:** 7/20/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215162658](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CREACY LIVING TRUST	5/21/2001	<a href="#">D215083868</a>		
CREACY JAMES EST;CREACY LINDA EST	11/28/1975	000000000000000	0000000	0000000
CREACY JAMES D;CREACY LINDA H	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 <sup>+</sup>
2025	\$161,803	\$21,780	\$183,583	\$147,436
2024	\$161,803	\$21,780	\$183,583	\$134,033
2023	\$158,572	\$21,780	\$180,352	\$121,848
2022	\$114,615	\$13,000	\$127,615	\$110,771
2021	\$89,263	\$13,000	\$102,263	\$100,701
2020	\$82,277	\$13,000	\$95,277	\$91,546

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.