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Address: [542 W BROADUS ST](#)
City: FORT WORTH
Georeference: 39570-13-24
Subdivision: SOUTH SIDE ADDITION-FT WORTH
Neighborhood Code: M4T03D

Latitude: 32.6834805507
Longitude: -97.3307095213
TAD Map: 2048-368
MAPSCO: TAR-091J



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

PROPERTY DATA

Legal Description: SOUTH SIDE ADDITION-FT
WORTH Block 13 Lot 24 50% UNDIVIDED
INTEREST

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: B
Year Built: 1986
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$126,068
Protest Deadline Date: 5/24/2024

Site Number: 02894203
Site Name: SOUTH SIDE ADDITION-FT WORTH-13-24-50
Site Class: B - Residential - Multifamily
Parcels: 2
Approximate Size⁺⁺⁺: 1,470
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
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:
MENA NANCY
Primary Owner Address:
542 W BROADUS AVE
FORT WORTH, TX 76115-2508

Deed Date: 10/31/1995
Deed Volume: 0012159
Deed Page: 0001359
Instrument: 00121590001359

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILL DANIEL	9/14/1988	00093850001624	0009385	0001624
FIRST REPUBLIC BANK UNIV DR	1/5/1988	00091600002315	0009160	0002315
SCOTT MICHAEL L	6/30/1987	00089980000516	0008998	0000516
INTERFIRST BANK UNIVERSITY DR	5/5/1987	00089390001364	0008939	0001364
CUNNINGHAM JERRY M	6/30/1986	00085950000352	0008595	0000352
CUNNINGHAM JERRY M	5/5/1986	00085350000352	0008535	0000352
MARTIN FRANCIS R	5/23/1983	00075150001971	0007515	0001971
B A MARTIN	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	\$111,068	\$15,000	\$126,068	\$71,754
2024	\$111,068	\$15,000	\$126,068	\$65,231
2023	\$105,572	\$15,000	\$120,572	\$59,301
2022	\$68,046	\$10,000	\$78,046	\$53,910
2021	\$39,009	\$10,000	\$49,009	\$49,009
2020	\$45,500	\$4,500	\$50,000	\$50,000

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.