



Address: [1704 TALTON AVE](#)
City: FORT WORTH
Georeference: 40830-4-2
Subdivision: SUNRISE PARK ADDITION
Neighborhood Code: 1H080G

Latitude: 32.7117970303
Longitude: -97.3023842091
TAD Map: 2060-380
MAPSCO: TAR-077V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNRISE PARK ADDITION
Block 4 Lot 2

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: 2020

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03034917

Site Name: SUNRISE PARK ADDITION-4-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,147

Percent Complete: 100%

Land Sqft^{*}: 8,250

Land Acres^{*}: 0.1893

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:

REYES ORDAZ FERNANDO

Primary Owner Address:

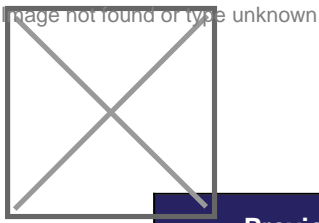
2758 ASH CRESCENT
FORT WORTH, TX 76104

Deed Date: 8/6/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212191287](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NEW YORK BANKERS	7/28/2008	D208294084	0000000	0000000
LONDON FUNDING LLC	4/30/2004	D204153476	0000000	0000000
FT WORTH CITY OF	10/16/2001	00153070000431	0015307	0000431
EPPEES JOE S	12/16/1985	00083990000072	0008399	0000072
CLEVELAND THOMAS CONT	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	\$273,020	\$24,750	\$297,770	\$297,770
2024	\$273,020	\$24,750	\$297,770	\$297,770
2023	\$242,536	\$24,750	\$267,286	\$267,286
2022	\$231,197	\$5,000	\$236,197	\$236,197
2021	\$102,415	\$5,000	\$107,415	\$107,415
2020	\$0	\$5,000	\$5,000	\$5,000

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

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.