



Address: [3419 CRENSHAW AVE](#)
City: FORT WORTH
Georeference: 40950-3-14-30
Subdivision: SUNSHINE HILL
Neighborhood Code: 1H040N

Latitude: 32.7185683816
Longitude: -97.2756229843
TAD Map: 2066-380
MAPSCO: TAR-078U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNSHINE HILL Block 3 Lot 14
S147.2' N115' LESS SW 15' LOT 14

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: 1925

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$117,814

Protest Deadline Date: 5/24/2024

Site Number: 03054608
Site Name: SUNSHINE HILL-3-14-30
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,187
Percent Complete: 100%
Land Sqft^{*}: 12,450
Land Acres^{*}: 0.2858
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:

GARCIA BACILIA
GARCIA RITO

Primary Owner Address:

3419 CRENSHAW AVE
FORT WORTH, TX 76105-4018

Deed Date: 9/22/1989
Deed Volume: 0009712
Deed Page: 0000623
Instrument: 00097120000623

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STEWART H H	2/7/1989	00095090000379	0009509	0000379
CHARLESTON NEAL;CHARLESTON VANESSA	9/4/1985	00082970001949	0008297	0001949
LILLIAN STEWART	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	\$85,364	\$32,450	\$117,814	\$63,547
2024	\$85,364	\$32,450	\$117,814	\$57,770
2023	\$83,405	\$32,450	\$115,855	\$52,518
2022	\$71,967	\$5,000	\$76,967	\$47,744
2021	\$63,265	\$5,000	\$68,265	\$43,404
2020	\$67,820	\$5,000	\$72,820	\$39,458

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.