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Address: [3513 CLARY AVE](#)
City: FORT WORTH
Georeference: 41210-G-17
Subdivision: SYLVANIA PARK ADDITION
Neighborhood Code: 3H050I

Latitude: 32.7802338745
Longitude: -97.2964219262
TAD Map: 2060-404
MAPSCO: TAR-063M



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

PROPERTY DATA

Legal Description: SYLVANIA PARK ADDITION
Block G Lot 17

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: 1942

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$203,813

Protest Deadline Date: 5/24/2024

Site Number: 03081834

Site Name: SYLVANIA PARK ADDITION-G-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,048

Percent Complete: 100%

Land Sqft^{*}: 8,520

Land Acres^{*}: 0.1955

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:

INIGUEZ MARIA J
AVELAR ANTONIO

Primary Owner Address:

3513 CLARY AVE
FORT WORTH, TX 76111

Deed Date: 8/28/2014

Deed Volume:

Deed Page:

Instrument: [D214189339](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
INIGUEZ FILIBERTA;INIGUEZ SEBASTIAN	9/6/2005	D205266027	0000000	0000000
SECRETARY OF HUD	4/11/2005	D205167053	0000000	0000000
COUNTRYWIDE HOME LOANS INC	4/5/2005	D205101820	0000000	0000000
VALLES JOSE	5/15/2003	00167490000236	0016749	0000236
HOMESTATE PROPERTY INC	2/25/2003	00164410000221	0016441	0000221
LUPO WILLIE JEAN	2/24/2003	00164410000218	0016441	0000218
LAMBERT FLORENCE E	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	\$161,213	\$42,600	\$203,813	\$137,987
2024	\$161,213	\$42,600	\$203,813	\$125,443
2023	\$144,223	\$42,600	\$186,823	\$114,039
2022	\$129,013	\$29,820	\$158,833	\$103,672
2021	\$135,807	\$10,000	\$145,807	\$94,247
2020	\$119,959	\$10,000	\$129,959	\$85,679

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.