



Address: [3201 MC LEAN ST](#)
City: FORT WORTH
Georeference: 41280-2-7A
Subdivision: TANDYLAND ADDITION
Neighborhood Code: 1H030C

Latitude: 32.7410981915
Longitude: -97.2792356528
TAD Map: 2066-388
MAPSCO: TAR-078F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TANDYLAND ADDITION Block 2
Lot 7A PORTION WITH EXEMPTUON (98% OF
LAND VALUE)

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: 1947

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03085066
Site Name: TANDYLAND ADDITION-2-7A-E1
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size⁺⁺⁺: 1,298
Percent Complete: 100%
Land Sqft^{*}: 8,580
Land Acres^{*}: 0.1969
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:

ALVARADO JOSE M

Primary Owner Address:

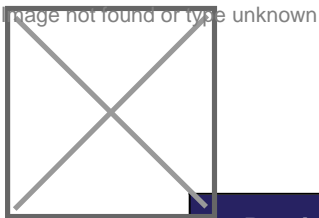
3201 MCLEAN ST
FORT WORTH, TX 76103-2914

Deed Date: 12/30/1998

Deed Volume: 0013603

Deed Page: 0000220

Instrument: 00136030000220



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRUITT JANELLE ETAL	10/8/1998	000000000000000	0000000	0000000
JONES ALMARINE W	1/11/1997	000000000000000	0000000	0000000
JONES JOHN A	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	\$98,765	\$25,225	\$123,990	\$123,990
2024	\$98,765	\$25,225	\$123,990	\$123,990
2023	\$100,544	\$25,225	\$125,769	\$125,769
2022	\$80,089	\$6,860	\$86,949	\$86,949
2021	\$67,697	\$6,860	\$74,557	\$74,557
2020	\$84,039	\$6,860	\$90,899	\$90,899

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.