

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 03183408

Address: 3728 KILLIAN ST

City: FORT WORTH Georeference: 43830-4-14

Subdivision: TRUE ACRES ADDITION

Neighborhood Code: 1H050D

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

## PROPERTY DATA

Legal Description: TRUE ACRES ADDITION Block

4 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: 1952

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03183408

Latitude: 32.7007263285

**TAD Map:** 2066-376 MAPSCO: TAR-092C

Longitude: -97.2688222934

Site Name: TRUE ACRES ADDITION-4-14 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 972 Percent Complete: 100%

**Land Sqft**\*: 7,540 Land Acres\*: 0.1730

Pool: N

+++ Rounded.

### OWNER INFORMATION

**Current Owner:** 

SEGURA JUAN MANUEL GOMEZ **GUEVARA HAYDEE YADIRA CASTILLO** 

**Primary Owner Address:** 

3728 KILLIAN ST

FORT WORTH, TX 76119

**Deed Date:** 11/11/2022

**Deed Volume: Deed Page:** 

Instrument: D222270930

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAPITAL PLUS FINANCIAL LLC	3/22/2022	D222078647		
WRIGHT SHERYL YORK	3/22/2022	D222066308		
WRIGHT JAY;WRIGHT SHERYL YORK W	5/1/2012	D212135474	0000000	0000000
YORK LEROY J	4/25/2012	D212101022	0000000	0000000
FUENTES CARLOS P	1/31/2011	D211027621	0000000	0000000
SECRETARY OF HUD	10/11/2010	D210273598	0000000	0000000
CITIMORTGAGE INC	10/5/2010	D210256431	0000000	0000000
COLE SYLVESTER J	6/4/2004	D204177541	0000000	0000000
ALLEN RICHARD;ALLEN SUE ALLEN	5/5/2003	00166890000108	0016689	0000108
NORWEST BANK OF MINNESOTA NA	6/4/2002	00157370000067	0015737	0000067
VOWELL BILLY B	4/3/1995	00000000000000	0000000	0000000
VOWELL BILLY BURKS; VOWELL NONA	6/15/1961	00035740000330	0003574	0000330

## **VALUES**

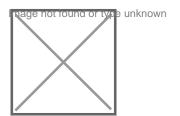
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$73,411	\$22,620	\$96,031	\$96,031
2024	\$73,411	\$22,620	\$96,031	\$96,031
2023	\$69,950	\$22,620	\$92,570	\$92,570
2022	\$61,149	\$5,000	\$66,149	\$66,149
2021	\$50,173	\$5,000	\$55,173	\$55,173
2020	\$68,471	\$5,000	\$73,471	\$73,471

Pending indicates that the property record has not yet been completed for the indicated tax year.

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<sup>+</sup> 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.

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