



**Address:** [3962 MOUNT VERNON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 44012-11-8  
**Subdivision:** TURNER SUBDIVISION BEACON HILL  
**Neighborhood Code:** 1H040P

**Latitude:** 32.7417822086  
**Longitude:** -97.2661203231  
**TAD Map:** 2066-388  
**MAPSCO:** TAR-078H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TURNER SUBDIVISION  
BEACON HILL Block 11 Lot 8

**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:** 1922

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03197743

**Site Name:** TURNER SUBDIVISION BEACON HILL-11-8

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,136

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,500

**Land Acres<sup>\*</sup>:** 0.1721

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

MARISCAL ESTEBAN  
RODRIGUEZ BEATRIZ

**Primary Owner Address:**

2836 AVE G  
FORT WORTH, TX 76105

**Deed Date:** 4/19/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216083612](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARISCAL AMELIA;MARISCAL JUAN F	5/2/2002	00156550000046	0015655	0000046
CRAWFORD MARY JO;CRAWFORD PRENTICE	4/27/2001	000000000000000	0000000	0000000
FREEMAN AMELIA M EST	12/31/1900	00021720000378	0002172	0000378

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 <sup>+</sup>
2025	\$180,632	\$22,500	\$203,132	\$203,132
2024	\$180,632	\$22,500	\$203,132	\$203,132
2023	\$161,719	\$22,500	\$184,219	\$184,219
2022	\$156,419	\$7,000	\$163,419	\$163,419
2021	\$106,611	\$7,000	\$113,611	\$113,611
2020	\$98,267	\$7,000	\$105,267	\$105,267

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.