



Address: [3609 LIVINGSTON AVE](#)
City: FORT WORTH
Georeference: 44190-7-3
Subdivision: UNIVERSITY HILL ADDN (FT W)
Neighborhood Code: 4T930C

Latitude: 32.6964428721
Longitude: -97.3467823892
TAD Map: 2042-372
MAPSCO: TAR-090C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: UNIVERSITY HILL ADDN (FT W)
Block 7 Lot 3

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

Notice Sent Date: 4/15/2025

Notice Value: \$191,392

Protest Deadline Date: 5/24/2024

Site Number: 03221865

Site Name: UNIVERSITY HILL ADDN (FT W)-7-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,000

Percent Complete: 100%

Land Sqft^{*}: 6,750

Land Acres^{*}: 0.1549

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:

ESCAMILLA JOSE M

Primary Owner Address:

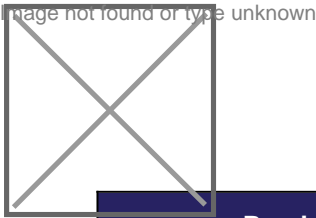
3609 LIVINGSTON AVE
FORT WORTH, TX 76110-4831

Deed Date: 6/14/2016

Deed Volume:

Deed Page:

Instrument: [D216129243](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ESCAMILLA JOSE M	2/4/1999	000000000000000	0000000	0000000
ESCAMILLA ELVAL;ESCAMILLA JOSE	5/26/1983	000752500000036	0007525	0000036
BILLY ROY HANCOCK	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	\$150,892	\$40,500	\$191,392	\$191,392
2024	\$150,892	\$40,500	\$191,392	\$187,939
2023	\$116,116	\$40,500	\$156,616	\$156,616
2022	\$117,144	\$25,000	\$142,144	\$142,144
2021	\$80,030	\$25,000	\$105,030	\$105,030
2020	\$66,803	\$25,000	\$91,803	\$91,803

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.