



Address: [3704 LIVINGSTON AVE](#)
City: FORT WORTH
Georeference: 44190-12-2
Subdivision: UNIVERSITY HILL ADDN (FT W)
Neighborhood Code: 4T930C

Latitude: 32.6948310131
Longitude: -97.3474216626
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 12 Lot 2

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: 1954
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$103,008
Protest Deadline Date: 5/24/2024

Site Number: 03222918
Site Name: UNIVERSITY HILL ADDN (FT W)-12-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 728
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:
CHAVEZ MARIO
Primary Owner Address:
3704 LIVINGSTON AVE
FORT WORTH, TX 76110-4832

Deed Date: 2/16/2015
Deed Volume:
Deed Page:
Instrument: 142-15-024077

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHAVEZ JESUS M;CHAVEZ MARIO	9/19/1994	00117340001179	0011734	0001179
SEC OF HUD	4/8/1994	00115830001933	0011583	0001933
CHEMICAL MORTGAGE COMPANY	4/5/1994	00115320001606	0011532	0001606
CARTWRIGHT CYNTHIA D	9/30/1991	00104070001160	0010407	0001160
HOGAN FAE L	12/31/1900	00071280002017	0007128	0002017

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	\$62,508	\$40,500	\$103,008	\$91,428
2024	\$62,508	\$40,500	\$103,008	\$83,116
2023	\$48,570	\$40,500	\$89,070	\$75,560
2022	\$49,763	\$25,000	\$74,763	\$68,691
2021	\$39,549	\$25,000	\$64,549	\$62,446
2020	\$38,643	\$25,000	\$63,643	\$56,769

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.