



Address: [2601 WAITS AVE](#)
City: FORT WORTH
Georeference: 44210-45-1-30
Subdivision: UNIVERSITY PLACE ADDITION
Neighborhood Code: 4T002X

Latitude: 32.7136582113
Longitude: -97.3569300549
TAD Map: 2042-380
MAPSCO: TAR-076T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: UNIVERSITY PLACE ADDITION
Block 45 Lot 1 & 25' STRIP N

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: 1933

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$1,260,441

Protest Deadline Date: 5/24/2024

Site Number: 03228576

Site Name: UNIVERSITY PLACE ADDITION-45-1-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,420

Percent Complete: 100%

Land Sqft^{*}: 10,455

Land Acres^{*}: 0.2400

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:

MAYABB HEATHER C

Primary Owner Address:

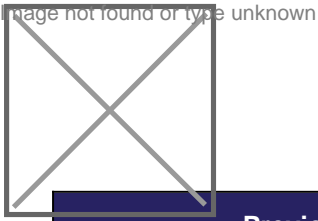
2601 WAITS AVE
FORT WORTH, TX 76109

Deed Date: 8/16/2017

Deed Volume:

Deed Page:

Instrument: [D217190673](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
THOMAS ANDREW;THOMAS LAURA	8/10/2009	D209215261	0000000	0000000
STALLINGS AMANDA;STALLINGS TOMMY	7/1/2005	D205195576	0000000	0000000
WATSON WILLIAM HA JR	2/22/2004	D204114536	0000000	0000000
WATSON MARJORIE EST;WATSON WILLIAM	12/19/1984	00080370001377	0008037	0001377
JAMES TRAVIS DANIELS	12/31/1900	00000000000000	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	\$703,450	\$304,550	\$1,008,000	\$1,008,000
2024	\$530,358	\$304,550	\$834,908	\$834,908
2023	\$508,014	\$290,365	\$798,379	\$798,379
2022	\$525,330	\$250,000	\$775,330	\$775,330
2021	\$390,220	\$250,000	\$640,220	\$640,220
2020	\$256,447	\$250,000	\$506,447	\$506,447

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.