



Address: [3521 ORCHARD ST](#)
City: FOREST HILL
Georeference: 45280-1-5
Subdivision: WATKINS ACRES ADDITION
Neighborhood Code: 1H070F

Latitude: 32.6700993492
Longitude: -97.2713323877
TAD Map: 2066-364
MAPSCO: TAR-092Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATKINS ACRES ADDITION
Block 1 Lot 5 50% UNDIVIDED INTEREST
Jurisdictions:
CITY OF FOREST HILL (010)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (001)
Site Number: 03312445
Site Name: WATKINS ACRES ADDITION Block 1 Lot 5 50% UNDIVIDED INTEREST
Site Class: A1, Residential - Single Family
Parcels: 2
Approximate Size+++: 2,026
State Code: A
Percent Complete: 100%
Year Built: 1953
Land Sqft*: 21,000
Personal Property Account N/A*: 0.4820
Agent: None
Pool: N
Notice Sent Date:
4/15/2025
Notice Value: \$166,172
Protest Deadline Date: 5/24/2024

+++ Rounded.
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
KUYKENDALL MONICA
Primary Owner Address:
3521 ORCHARD ST
FOREST HILL, TX 76119
Deed Date: 1/1/2021
Deed Volume:
Deed Page:
Instrument: [D215049950](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KUYKENDALL ANNIE;KUYKENDALL MONICA	3/2/2015	D215049950		
KUYKENDALL ANNIE	9/15/2006	D206297787	0000000	0000000
GILLEY DOROTHY YATES EST	6/28/2005	000000000000000	0000000	0000000
GILLEY WAYNE D EST	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	\$145,672	\$20,500	\$166,172	\$69,795
2024	\$145,672	\$20,500	\$166,172	\$63,450
2023	\$119,263	\$20,500	\$139,763	\$57,682
2022	\$89,420	\$10,500	\$99,920	\$52,438
2021	\$89,447	\$10,500	\$99,947	\$47,671
2020	\$130,717	\$21,000	\$151,717	\$86,675

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)
- HOMESTEAD DISABLED PERSON 11.13 (c)

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.