



Address: [2701 MC LEMORE AVE](#)
City: FORT WORTH
Georeference: 45330-1-6
Subdivision: WATSON, C L SUBDIVISION
Neighborhood Code: 3H050I

Latitude: 32.774612207
Longitude: -97.3071734846
TAD Map: 2054-400
MAPSCO: TAR-063Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATSON, C L SUBDIVISION
Block 1 Lot 6

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: 1923

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03313182
Site Name: WATSON, C L SUBDIVISION-1-6
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,428
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1434
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:

FAVELA JUAN

FAVELA LUIS LAZARO

Primary Owner Address:

2701 MCLEMORE AVE
FORT WORTH, TX 76111-2412

Deed Date: 11/30/2009
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D209319026](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAYMANCE BARBARA;LAYMANCE HELEN ETAL	7/12/2008	D209164518	0000000	0000000
SMITH MARY E EST	6/7/1989	000000000000000	0000000	0000000
SMITH PERRY WAYNE	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	\$188,584	\$31,250	\$219,834	\$219,834
2024	\$188,584	\$31,250	\$219,834	\$219,834
2023	\$167,859	\$31,250	\$199,109	\$199,109
2022	\$149,296	\$21,875	\$171,171	\$171,171
2021	\$157,490	\$10,000	\$167,490	\$167,490
2020	\$138,819	\$10,000	\$148,819	\$148,819

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.