



**Address:** [3504 VALENCIA CT](#)  
**City:** FORT WORTH  
**Georeference:** 45390-11-2  
**Subdivision:** WAVERLY PARK ADDITION  
**Neighborhood Code:** 4W003L

**Latitude:** 32.721852843  
**Longitude:** -97.4608654776  
**TAD Map:** 2012-380  
**MAPSCO:** TAR-073P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WAVERLY PARK ADDITION  
Block 11 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:** 1955

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03315851

**Site Name:** WAVERLY PARK ADDITION-11-2

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,699

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,400

**Land Acres<sup>\*</sup>:** 0.1928

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

SANTILLANO RUBY

SANTILLANO JOSEPH

**Primary Owner Address:**

3504 VALENCIA CT

FORT WORTH, TX 76116

**Deed Date:** 4/30/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221121885](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHITE ADDISON	8/9/2016	<a href="#">D216183191</a>		
BAW INV LLC	5/7/2015	<a href="#">D215096302</a>		
MORA MICHA DANIELLE	12/5/2001	00153620000329	0015362	0000329
MORA LARRY;MORA MICHA	3/30/1999	00137470000349	0013747	0000349
HARRIS BILLIE M MOORE;HARRIS LARRY	5/25/1998	00000000000000	0000000	0000000
ASHLEY HELEN E EST	1/28/1988	00000000000000	0000000	0000000
ASHLEY HELEN E;ASHLEY LLOYD C	4/30/1956	00029880000590	0002988	0000590

## 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 <sup>+</sup>
2025	\$285,143	\$35,000	\$320,143	\$320,143
2024	\$285,143	\$35,000	\$320,143	\$320,143
2023	\$237,494	\$35,000	\$272,494	\$272,494
2022	\$177,079	\$35,000	\$212,079	\$212,079
2021	\$138,639	\$35,000	\$173,639	\$169,547
2020	\$122,626	\$35,000	\$157,626	\$154,134

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.