



**Address:** [3201 COCKRELL AVE](#)  
**City:** FORT WORTH  
**Georeference:** 45450-5-11  
**Subdivision:** WEATHERFORD, P R ADDITION  
**Neighborhood Code:** 4T002Z

**Latitude:** 32.7039891963  
**Longitude:** -97.3590385326  
**TAD Map:** 2042-376  
**MAPSCO:** TAR-076X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WEATHERFORD, P R  
ADDITION Block 5 Lot 11

**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:** 1928

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03319733

**Site Name:** WEATHERFORD, P R ADDITION-5-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,789

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,875

**Land Acres<sup>\*</sup>:** 0.1807

**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:**

GRADY DEAN PROPERTIES LLC

**Primary Owner Address:**

2026 PINWOOD CIR  
CHARLOTTE, NC 28211

**Deed Date:** 9/22/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221277377](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PEKAREV EILEEN A;PEKAREV MAXIM	10/6/2015	<a href="#">D215229871</a>		
LUXURY STUDENT RENTALS LLC	11/7/2012	<a href="#">D212276961</a>	0000000	0000000
RAPHAEL JAMES	7/16/2007	<a href="#">D207255474</a>	0000000	0000000
SOUTHWEST BANK TRUSTEE	9/28/2001	00151630000516	0015163	0000516
READ INVESTMENTS LTD	4/24/1997	00127400000295	0012740	0000295
YENTIS EDITH T	11/28/1994	00118060000361	0011806	0000361
KELLER INGRID H;KELLER JAMES A	9/8/1992	00107760000584	0010776	0000584
LOTT CALVIN;LOTT KATHERINE	5/14/1985	00081810002116	0008181	0002116
CHRIS I KOTTER	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 <sup>+</sup>
2025	\$241,750	\$236,250	\$478,000	\$478,000
2024	\$241,750	\$236,250	\$478,000	\$478,000
2023	\$247,375	\$177,625	\$425,000	\$425,000
2022	\$282,745	\$110,000	\$392,745	\$392,745
2021	\$201,347	\$110,000	\$311,347	\$311,347
2020	\$201,347	\$110,000	\$311,347	\$311,347

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.