



**Address:** [1213 BLODGETT AVE](#)  
**City:** FORT WORTH  
**Georeference:** 45650-4-25  
**Subdivision:** WEISENBERGER ADDITION #4  
**Neighborhood Code:** M1F02B

**Latitude:** 32.6904669924  
**Longitude:** -97.3114002251  
**TAD Map:** 2054-372  
**MAPSCO:** TAR-091G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WEISENBERGER ADDITION #4  
Block 4 Lot 25

**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:** B

**Year Built:** 1983

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03378756

**Site Name:** WEISENBERGER ADDITION #4-4-25

**Site Class:** B - Residential - Multifamily

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,372

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**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:**

GUZMAN EDUARDO  
GUZMAN GRACIELA

**Primary Owner Address:**

7808 SHERIDAN RD  
FORT WORTH, TX 76134-4613

**Deed Date:** 3/24/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217067810](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GUZMAN MANUEL S;GUZMAN MARTHA T	4/30/2004	<a href="#">D204138920</a>	0000000	0000000
PATEL NILA	2/13/2003	00167610000122	0016761	0000122
JAKIN INC	9/18/1998	00134260000012	0013426	0000012
PATEL JAYANTI	6/4/1991	00102800002114	0010280	0002114
SECRETARY OF HUD	4/14/1989	00095730001152	0009573	0001152
BOYD ARVEL WILLIAM	10/4/1984	00079700000079	0007970	0000079
WALTZ GEO M GRAVES;WALTZ MARVIN K	10/31/1983	00076540000415	0007654	0000415
SAM MC CALL CO PROFIT SHARE	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	\$177,785	\$5,000	\$182,785	\$182,785
2024	\$177,785	\$5,000	\$182,785	\$182,785
2023	\$171,472	\$5,000	\$176,472	\$176,472
2022	\$157,773	\$5,000	\$162,773	\$162,773
2021	\$95,064	\$5,000	\$100,064	\$100,064
2020	\$101,368	\$5,000	\$106,368	\$106,368

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.