



Address: [3501 CIMMARON TR](#)
City: FORT WORTH
Georeference: 46070-4-29
Subdivision: WESTERN HILLS ADDITION SEC II
Neighborhood Code: 4W003L

Latitude: 32.7210088906
Longitude: -97.4658778488
TAD Map: 2006-380
MAPSCO: TAR-073P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WESTERN HILLS ADDITION
SEC II Block 4 Lot 29

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: 1958
Personal Property Account: N/A
Agent: ROBERT OLA COMPANY LLC dba OLA TAX (00955)
Protest Deadline Date: 5/24/2024

Site Number: 03424324
Site Name: WESTERN HILLS ADDITION SEC II-4-29
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 1,653
Percent Complete: 100%
Land Sqft*: 8,400
Land Acres*: 0.1928

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

OWNER INFORMATION

Current Owner:
FUSION CAPITAL LLC
Primary Owner Address:
124 S MAIN ST STE 207
BURLESON, TX 76028

Deed Date: 1/2/2013
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D213006328](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
M G A VENTURES LLC	11/11/2011	D211290967	0000000	0000000
WELLS FARGO BANK NA	8/2/2011	D211192080	0000000	0000000
ADAMS JOE W;ADAMS NIKKI	4/17/1999	00137760000199	0013776	0000199
BROOKS BETTY DYER;BROOKS TERRY D	3/16/1999	00137760000198	0013776	0000198
NORWEST BANK	3/15/1999	00137760000197	0013776	0000197
TAYLOR ANNA V EST	4/17/1993	000000000000000	0000000	0000000
TAYLOR ANNA V	12/30/1989	000000000000000	0000000	0000000
TAYLOR ANNA V;TAYLOR J R	12/31/1900	00056700000214	0005670	0000214

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	\$187,525	\$35,000	\$222,525	\$222,525
2024	\$198,000	\$35,000	\$233,000	\$233,000
2023	\$180,000	\$35,000	\$215,000	\$215,000
2022	\$142,649	\$35,000	\$177,649	\$177,649
2021	\$124,804	\$35,000	\$159,804	\$159,804
2020	\$100,000	\$35,000	\$135,000	\$135,000

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.