



**Address:** [2704 FOREST AVE](#)  
**City:** FORT WORTH  
**Georeference:** A 357-1F  
**Subdivision:** CARODINE, ISAAC SURVEY  
**Neighborhood Code:** 1B010A

**Latitude:** 32.7407414118  
**Longitude:** -97.2200264383  
**TAD Map:** 2084-388  
**MAPSCO:** TAR-080E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CARODINE, ISAAC SURVEY  
Abstract 357 Tract 1F 2B1 2D1 & 2E

**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:** 1949

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$402,147

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

**Site Number:** 03834298

**Site Name:** CARODINE, ISAAC SURVEY-1F-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,426

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 82,764

**Land Acres<sup>\*</sup>:** 1.9000

**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:**

GARRETT CLARENCE

**Primary Owner Address:**

2704 FOREST AVE  
FORT WORTH, TX 76112-6605

**Deed Date:** 12/9/1996

**Deed Volume:** 0012605

**Deed Page:** 0001842

**Instrument:** 00126050001842

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SEC OF HUD	1/4/1995	00123710001189	0012371	0001189
G E CAPITAL MTG SERVICES INC	1/3/1995	00118530001976	0011853	0001976
FEATHERSTON ALECK BOOKER JR	9/21/1994	00117700000120	0011770	0000120
FEATHERSTON A;FEATHERSTON ALECK B JR	3/6/1985	00081100002640	0008110	0002640
WILSON ERNEST A	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 <sup>+</sup>
2025	\$226,367	\$175,780	\$402,147	\$257,231
2024	\$226,367	\$175,780	\$402,147	\$233,846
2023	\$223,795	\$165,780	\$389,575	\$212,587
2022	\$181,014	\$88,797	\$269,811	\$193,261
2021	\$155,742	\$114,000	\$269,742	\$175,692
2020	\$135,280	\$114,000	\$249,280	\$159,720

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

- HOMESTEAD GENERAL 11.13(b)

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.