



Address: [2428 MC LEMORE AVE](#)
City: FORT WORTH
Georeference: A 958-28B
Subdivision: LITTLE, JOHN SURVEY
Neighborhood Code: M3H01N

Latitude: 32.7737555994
Longitude: -97.3104090655
TAD Map: 2054-400
MAPSCO: TAR-063Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LITTLE, JOHN SURVEY Abstract
958 Tract 28B

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: 1927

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$253,366

Protest Deadline Date: 5/24/2024

Site Number: 04007611

Site Name: LITTLE, JOHN SURVEY-28B

Site Class: B - Residential - Multifamily

Parcels: 1

Approximate Size⁺⁺⁺: 1,530

Percent Complete: 100%

Land Sqft^{*}: 6,534

Land Acres^{*}: 0.1500

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

MENCHACA JUAN
MENCHACA MARIA

Primary Owner Address:

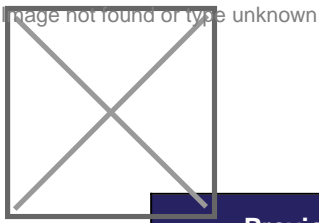
2428 MCLEMORE AVE
FORT WORTH, TX 76111-1219

Deed Date: 9/30/1999

Deed Volume: 0014037

Deed Page: 0000191

Instrument: 00140370000191



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIERRA EAGLE INC	12/15/1997	00130180000191	0013018	0000191
EMERALD DOLPHIN ENT INC	11/9/1995	00121710000306	0012171	0000306
FIDELITY MERCANTILE INC	12/27/1991	00104870000369	0010487	0000369
BANK OF NORTH TEXAS	9/3/1991	00104920001771	0010492	0001771
MOORE CALTON E	6/25/1988	00093030001657	0009303	0001657
BANK OF NORTH TEXAS	6/24/1988	00093030001639	0009303	0001639
VAN NOY RAYMOND	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 ⁺
2025	\$220,696	\$32,670	\$253,366	\$242,753
2024	\$220,696	\$32,670	\$253,366	\$202,294
2023	\$135,908	\$32,670	\$168,578	\$168,578
2022	\$137,110	\$22,869	\$159,979	\$159,979
2021	\$129,179	\$10,000	\$139,179	\$139,179
2020	\$127,847	\$10,000	\$137,847	\$137,847

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.