



**Address:** [5117 BIRCHMAN AVE](#)  
**City:** FORT WORTH  
**Georeference:** 16983-ANE-9  
**Subdivision:** HAMMOND, F M SUBDIVISION  
**Neighborhood Code:** 4C210D

**Latitude:** 32.7346001899  
**Longitude:** -97.3976639716  
**TAD Map:** 2030-388  
**MAPSCO:** TAR-075J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HAMMOND, F M SUBDIVISION  
Block A Lot 9 NE LOT 9 & 10

**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:** 1921

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Site Number:** 04616812

**Site Name:** HAMMOND, F M SUBDIVISION-ANE-9-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,064

**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:**

PACE JANICE

PACE JIM

**Primary Owner Address:**

1401 FOCH ST STE 170  
FORT WORTH, TX 76107

**Deed Date:** 5/24/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218112268](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FLEMING STEPHEN	6/16/2015	<a href="#">D215131214</a>		
ZAMORA JOSE D;ZAMORA MAYRA R	5/14/2010	<a href="#">D210123026</a>	0000000	0000000
BEACH BRYAN KELLY	11/29/1998	00137690000024	0013769	0000024
BEACH BRYAN K;BEACH GENEVA	7/14/1995	00120320001563	0012032	0001563
PLHAK RICHARD G	8/17/1987	00007810000000	0000781	0000000
PLHAK BETTY;PLHAK RICHARD	1/31/1984	00077300002292	0007730	0002292
PEARSON BLAND B & ELISE	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	\$112,793	\$153,750	\$266,543	\$266,543
2024	\$155,250	\$153,750	\$309,000	\$309,000
2023	\$147,212	\$153,750	\$300,962	\$300,962
2022	\$98,250	\$153,750	\$252,000	\$252,000
2021	\$97,785	\$153,750	\$251,535	\$251,535
2020	\$85,052	\$150,000	\$235,052	\$235,052

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.