



**Address:** [5304 RAMEY AVE](#)  
**City:** FORT WORTH  
**Georeference:** A1914-1F04  
**Subdivision:** ST CLAIR, JOHN Q SURVEY  
**Neighborhood Code:** MED-East Tarrant County General

**Latitude:** 32.7209066011  
**Longitude:** -97.2407682928  
**TAD Map:** 2078-380  
**MAPSCO:** TAR-079Q



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** ST CLAIR, JOHN Q SURVEY  
Abstract 1914 Tract 1F04

**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)

**Site Number:** 80414249  
**Site Name:** EDWARD G GUINN MD  
**Site Class:** MEDOff - Medical-Office

**Parcels:** 2  
**Primary Building Name:** EDWARD W GUINN MD / 04698592

**State Code:** F1  
**Year Built:** 1958  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 5/1/2025  
**Notice Value:** \$150,000  
**Protest Deadline Date:** 5/31/2024

**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 1,500  
**Net Leasable Area<sup>+++</sup>:** 1,500  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 2,880  
**Land Acres<sup>\*</sup>:** 0.0661  
**Pool:** N

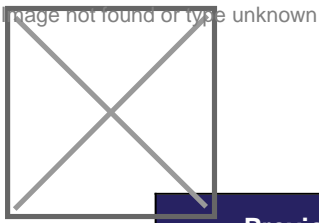
+++ Rounded.

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

**OWNER INFORMATION**

**Current Owner:**  
GUINN REAL ESTATE LLC  
**Primary Owner Address:**  
2737 S HULEN ST  
FORT WORTH, TX 76109

**Deed Date:** 10/28/2015  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D215262306](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GUINN JOSEPH E MD	3/29/2013	<a href="#">D213079306</a>	0000000	0000000
FORT WORTH CITY OF	12/20/2011	<a href="#">D211311144</a>	0000000	0000000
NATURAL CHILD THE	5/11/1999	00138130000309	0013813	0000309
FORT WORTH CITY OF	12/1/1992	00109160000125	0010916	0000125
GUINN TERRANCE PAUL TR	11/20/1989	00098900001594	0009890	0001594
GUINN EDWARD	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	\$137,040	\$12,960	\$150,000	\$150,000
2024	\$117,165	\$12,960	\$130,125	\$130,125
2023	\$117,165	\$12,960	\$130,125	\$130,125
2022	\$117,165	\$12,960	\$130,125	\$130,125
2021	\$105,090	\$12,960	\$118,050	\$118,050
2020	\$110,130	\$7,920	\$118,050	\$118,050

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.