



Address: [1716 BRYAN AVE](#)
City: FORT WORTH
Georeference: 37140-2-6A
Subdivision: SAINT HELENA ADDITION
Neighborhood Code: MED-Historic Fort Worth Hospital District

Latitude: 32.7251611545
Longitude: -97.3257796434
TAD Map: 2048-384
MAPSCO: TAR-077N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SAINT HELENA ADDITION
Block 2 Lot 6A

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: C1C

Year Built: 0

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$69,600

Protest Deadline Date: 5/31/2024

Site Number: 80414370

Site Name: 1717 S MAIN STREET

Site Class: LandVacantComm - Vacant Land -Commercial

Parcels: 2

Primary Building Name:

Primary Building Type:

Gross Building Area⁺⁺⁺: 0

Net Leasable Area⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 4,800

Land Acres^{*}: 0.1101

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:

1701 S MAIN OWNER LLC

Primary Owner Address:

PO BOX 19707
HOUSTON, TX 77244

Deed Date: 5/31/2024

Deed Volume:

Deed Page:

Instrument: [D224125672](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FT WORTH S MAIN SPE LLC	8/31/2022	D224103929		
OLD FORT WORTH REDEV LTD	12/26/2012	D212318054	0000000	0000000
ANDERSON DIXIE;ANDERSON R DRAKE	6/24/2004	D204199701	0000000	0000000
FOREMAN ANN;FOREMAN MARC	2/15/1999	00137020000280	0013702	0000280
SNYDER ROY E	12/31/1900	00052060000256	0005206	0000256

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	\$0	\$69,600	\$69,600	\$69,600
2024	\$1,040	\$69,600	\$70,640	\$70,640
2023	\$1,040	\$69,600	\$70,640	\$70,640
2022	\$1,040	\$60,000	\$61,040	\$61,040
2021	\$1,040	\$60,000	\$61,040	\$61,040
2020	\$1,040	\$60,000	\$61,040	\$61,040

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.