



**Address:** [1201 5TH AVE](#)  
**City:** FORT WORTH  
**Georeference:** 27280-3-14  
**Subdivision:** MCCLELLAN'S SUB BLK 14 FD WELC  
**Neighborhood Code:** MED-Historic Fort Worth Hospital District

**Latitude:** 32.7316465272  
**Longitude:** -97.3382872426  
**TAD Map:** 2048-384  
**MAPSCO:** TAR-076M



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** MCCLELLAN'S SUB BLK 14 FD  
WELC Block 3 Lot 14 BLK 3 LTS 14 15 & 16

**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:** SOUTHLAND PROPERTY TAX CONSULTANTS INC (90344)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$661,500  
**Protest Deadline Date:** 5/31/2024

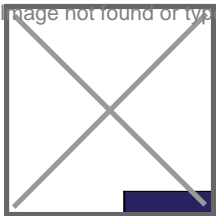
**Site Number:** 80417906  
**Site Name:** VACANT LAND  
**Site Class:** LandVacantComm - Vacant Land -Commercial  
**Parcels:** 1  
**Primary Building Name:**  
**Primary Building Type:**  
**Gross Building Area**+++ : 0  
**Net Leasable Area**+++ : 0  
**Percent Complete:** 0%  
**Land Sqft** \* : 14,700  
**Land Acres** \* : 0.3374  
**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:**  
DOLABI FAMILY LTD  
**Primary Owner Address:**  
3515 INDIAN TR  
ARLINGTON, TX 76016-2426

**Deed Date:** 3/19/2012  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D212066213](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GARCIA ALBA LUCIA	8/10/1989	00096830000598	0009683	0000598
GARCIA WILSON J	8/24/1984	00079310000701	0007931	0000701
FORT WORTH COLON & RECTAL	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	\$0	\$529,200	\$529,200	\$423,360
2024	\$0	\$352,800	\$352,800	\$352,800
2023	\$0	\$352,800	\$352,800	\$352,800
2022	\$0	\$352,800	\$352,800	\$352,800
2021	\$0	\$352,800	\$352,800	\$352,800
2020	\$0	\$352,800	\$352,800	\$352,800

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.