



Address: [2704 E BELKNAP ST](#)
City: FORT WORTH
Georeference: 28160-14-12
Subdivision: NIES & ROUSE ADDITION
Neighborhood Code: RET-Northeast Fort Worth General

Latitude: 32.7700980925
Longitude: -97.3071855113
TAD Map: 2054-400
MAPSCO: TAR-063U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NIES & ROUSE ADDITION Block
14 Lot 12

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: F1

Year Built: 1938

Personal Property Account: [08222029](#)

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$248,246

Protest Deadline Date: 6/17/2024

Site Number: 80456308

Site Name: COXS LITHO

Site Class: RETGen - Retail-General/Specialty

Parcels: 1

Primary Building Name: COX LITHO / 05229715

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 3,040

Net Leasable Area⁺⁺⁺: 3,040

Percent Complete: 100%

Land Sqft^{*}: 6,250

Land Acres^{*}: 0.1434

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:

TYLER TERRY

Primary Owner Address:

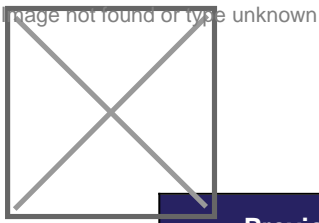
2704 E BELKNAP ST
FORT WORTH, TX 76111-2320

Deed Date: 6/25/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213165276](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUSSELL KENNETH W	5/30/2008	D208223976	0000000	0000000
COX JOYCE	7/5/1994	00116510000540	0011651	0000540
MODERN TOOL REPAIR CO	12/31/1900	00045810000992	0004581	0000992

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	\$235,746	\$12,500	\$248,246	\$232,013
2024	\$196,500	\$12,500	\$209,000	\$193,344
2023	\$148,620	\$12,500	\$161,120	\$161,120
2022	\$142,510	\$12,500	\$155,010	\$155,010
2021	\$123,266	\$12,500	\$135,766	\$135,766
2020	\$122,500	\$12,500	\$135,000	\$135,000

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.