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Address: [2805 ALTON RD](#)
City: FORT WORTH
Georeference: 2140-3-12R
Subdivision: BELLAIRE ESTATES
Neighborhood Code: 4T001B

Latitude: 32.7110227494
Longitude: -97.3714985631
TAD Map: 2036-376
MAPSCO: TAR-075V



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

PROPERTY DATA

Legal Description: BELLAIRE ESTATES Block 3 Lot
12R 13AR1 & 13AR1A

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: 1930

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (09344) Y

Notice Sent Date: 4/15/2025

Notice Value: \$1,440,000

Protest Deadline Date: 5/24/2024

Site Number: 05602750

Site Name: BELLAIRE ESTATES-3-12R-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 6,230

Percent Complete: 100%

Land Sqft^{*}: 30,492

Land Acres^{*}: 0.7000

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

ROACH JEAN W

ROACH 2002 TRUST II

Primary Owner Address:

777 TAYLOR ST SUITE II-J
FORT WORTH, TX 76102

Deed Date: 2/2/2024

Deed Volume:

Deed Page:

Instrument: [D224018729](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JEAN W ROACH 2012 IRREVOCABLE TRUST;ROACH 2002 TRUST II	6/20/2022	D222166075		
JEAN W ROACH 2012 IRREVOCABLE TRUST;JOHN V ROACH II 2012 IRREVOCABLE TRUST	12/30/2020	D221353468		
ROACH LIVING TRUST	2/13/2014	D214038097	0000000	0000000
ROACH JEAN W;ROACH JOHN V	11/12/1986	00087480001669	0008748	0001669
STINSON MICHAEL C	1/1/1901	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 ⁺
2025	\$457,145	\$907,380	\$1,364,525	\$1,364,525
2024	\$532,620	\$907,380	\$1,440,000	\$1,397,550
2023	\$835,962	\$604,920	\$1,440,882	\$1,270,500
2022	\$574,154	\$604,961	\$1,179,115	\$1,155,000
2021	\$400,000	\$650,000	\$1,050,000	\$1,050,000
2020	\$400,000	\$650,000	\$1,050,000	\$1,050,000

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.