



Address: [8521 CHARLESTON AVE](#)
City: FORT WORTH
Georeference: 39607-11-13
Subdivision: SOUTHGATE ADDITION-FT WORTH
Neighborhood Code: 4S350F

Latitude: 32.6185188929
Longitude: -97.3646045814
TAD Map: 2036-344
MAPSCO: TAR-104N



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

PROPERTY DATA

Legal Description: SOUTHGATE ADDITION-FT
WORTH Block 11 Lot 13

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

Site Number: 05904250
Site Name: SOUTHGATE ADDITION-FT WORTH-11-13
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,185
Percent Complete: 100%
Land Sqft^{*}: 6,186
Land Acres^{*}: 0.1420
Pool: N

State Code: A

Year Built: 1987

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$191,629

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

PEREZ MACIAS CATHERINE JASMINE
ESPARZA JULIAN DUNCAN

Primary Owner Address:

8521 CHARLESTON AVE
FORT WORTH, TX 76123

Deed Date: 5/1/2024

Deed Volume:

Deed Page:

Instrument: [D224075993](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KELLY SHANNON	7/27/2020	D220184506		
FORSYTHE ROBERT G	8/14/2015	D215183562		
GONZALEZ MICHAEL A	7/24/2007	D207269784	0000000	0000000
FANNIE MAE	5/1/2007	D207157663	0000000	0000000
HENRY CYNTHIA D	9/21/2004	D204304389	0000000	0000000
AUSTIN CAMILLE L	10/1/1998	00134520000197	0013452	0000197
PAPESH REBECCA LYN	4/30/1998	00133150000531	0013315	0000531
DICKMANN DEAN;DICKMANN REBECCA	12/18/1989	00097930000341	0009793	0000341
LIBERTY NATIONAL BANK	6/6/1989	00096100002152	0009610	0002152
G T J INC	7/24/1987	00090350000373	0009035	0000373
SKINNER PROPERTIES INC	1/1/1985	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	\$151,629	\$40,000	\$191,629	\$191,629
2024	\$151,629	\$40,000	\$191,629	\$191,629
2023	\$152,852	\$40,000	\$192,852	\$192,852
2022	\$121,145	\$40,000	\$161,145	\$161,145
2021	\$110,252	\$40,000	\$150,252	\$150,252
2020	\$102,757	\$40,000	\$142,757	\$139,618

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

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Tarrant Appraisal District Property Information | PDF

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.