



**Address:** [3001 S JENNINGS AVE](#)  
**City:** FORT WORTH  
**Georeference:** 39450-33-1B  
**Subdivision:** SOUTH HEMPHILL HEIGHTS ADDN  
**Neighborhood Code:** 4T930R

**Latitude:** 32.7075660744  
**Longitude:** -97.3300258513  
**TAD Map:** 2048-376  
**MAPSCO:** TAR-077W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SOUTH HEMPHILL HEIGHTS  
ADDN Block 33 Lot 1B

**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)

**Site Number:** 06698603

**Site Name:** SOUTH HEMPHILL HEIGHTS ADDN-33-1B

**Site Class:** C1 - Residential - Vacant Land

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**Pool:** N

**State Code:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$37,500

**Protest Deadline Date:** 5/24/2024

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

RUTH & RANDALL LLC

**Primary Owner Address:**

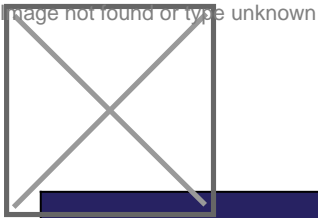
316 ATHENIA DR  
FORT WORTH, TX 76114

**Deed Date:** 2/10/2025

**Deed Volume:**

**Deed Page:**

**Instrument:** [D225022958](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
UNIQUE HOMES LLC	1/3/2024	<a href="#">D224004939</a>		
TU CASA DREAM BUILDERS LLC	9/25/2019	<a href="#">D220272799</a>		
VILLAVICENCIO MARIA;VILLAVICENCIO URVANO	10/19/1993	00112860001784	0011286	0001784

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	\$37,500	\$37,500	\$37,500
2024	\$0	\$37,500	\$37,500	\$37,500
2023	\$0	\$37,500	\$37,500	\$37,500
2022	\$0	\$45,000	\$45,000	\$45,000
2021	\$0	\$45,000	\$45,000	\$45,000
2020	\$0	\$45,000	\$45,000	\$45,000

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.