



**Address:** [3816 WATERFRONT DR](#)  
**City:** FORT WORTH  
**Georeference:** 45259H-A-1  
**Subdivision:** WATERFRONT ADDITION, THE  
**Neighborhood Code:** 2N400T

**Latitude:** 32.8754530478  
**Longitude:** -97.4433007898  
**TAD Map:** 2012-436  
**MAPSCO:** TAR-031R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WATERFRONT ADDITION, THE  
Block A Lot 1

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2005

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$763,268

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

**Site Number:** 07028989

**Site Name:** WATERFRONT ADDITION, THE-A-1

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,975

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 27,769

**Land Acres<sup>\*</sup>:** 0.6374

**Pool:** Y

+++ Rounded.

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

## OWNER INFORMATION

**Current Owner:**

BLANK MARY ELLEN

**Primary Owner Address:**

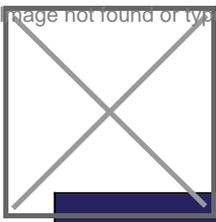
3816 WATERFRONT DR  
FORT WORTH, TX 76179-2500

**Deed Date:** 11/23/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** 142-21-238958



| Previous Owners                    | Date       | Instrument                 | Deed Volume | Deed Page |
|------------------------------------|------------|----------------------------|-------------|-----------|
| BLANK DAVID C EST;BLANK MARY ELLEN | 7/31/2009  | <a href="#">D210066333</a> | 0000000     | 0000000   |
| BLANK DAVID C;BLANK MARY E         | 9/20/2007  | <a href="#">D207340257</a> | 0000000     | 0000000   |
| PRIMACY CLOSING CORPORATION        | 7/16/2007  | <a href="#">D207340256</a> | 0000000     | 0000000   |
| ALBANESE MARIANNE;ALBANESE THOMAS  | 1/4/2006   | <a href="#">D206009933</a> | 0000000     | 0000000   |
| HUDSON BAY CUSTOM HOMES LP         | 12/13/2004 | <a href="#">D204392049</a> | 0000000     | 0000000   |
| ESTATES OF EAGLE MTN LTD ETAL      | 1/1/1997   | 0000000000000000           | 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 | \$613,268          | \$150,000   | \$763,268    | \$731,949        |
| 2024 | \$613,268          | \$150,000   | \$763,268    | \$665,408        |
| 2023 | \$651,414          | \$105,000   | \$756,414    | \$604,916        |
| 2022 | \$444,924          | \$105,000   | \$549,924    | \$549,924        |
| 2021 | \$400,139          | \$105,000   | \$505,139    | \$505,139        |
| 2020 | \$357,335          | \$105,000   | \$462,335    | \$462,335        |

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

- HOMESTEAD GENERAL 11.13(b)

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.