



Address: [1017 12TH AVE](#)
City: FORT WORTH
Georeference: 25685-1-1RA2
Subdivision: MEDICAL CENTRE ADDITION
Neighborhood Code: MED-Historic Fort Worth Hospital District

Latitude: 32.7339349473
Longitude: -97.3469727189
TAD Map: 2042-388
MAPSCO: TAR-076L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEDICAL CENTRE ADDITION
Block 1 Lot 1RA2
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: 2003
Personal Property Account: [11022353](#)
Agent: SOUTHLAND PROPERTY TAX CONSULTANTS, INC (00344)
Notice Sent Date: 5/1/2025
Notice Value: \$3,633,400
Protest Deadline Date: 5/31/2024
Site Number: 80858016
Site Name: HEART CENTER OF NORTH TEXAS
Site Class: MEDOff - Medical-Office
Parcels: 1
Primary Building Name: HEART CENTER OF NORTH TEXAS / 40357015
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 15,936
Net Leasable Area⁺⁺⁺: 15,936
Percent Complete: 100%
Land Sqft^{*}: 49,658
Land Acres^{*}: 1.1399
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:
ROSEDALE ENTERPRISES LTD
Primary Owner Address:
1017 12TH AVE
FORT WORTH, TX 76104-3915
Deed Date: 1/1/2003
Deed Volume: 0000000
Deed Page: 0000000
Instrument: 000000000000000

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	\$1,102,699	\$2,482,901	\$3,585,600	\$3,585,600
2024	\$1,538,680	\$1,986,320	\$3,525,000	\$3,525,000
2023	\$1,471,791	\$1,986,321	\$3,458,112	\$3,458,112
2022	\$1,329,679	\$1,986,321	\$3,316,000	\$3,316,000
2021	\$1,249,679	\$1,986,321	\$3,236,000	\$3,236,000
2020	\$1,249,680	\$1,986,320	\$3,236,000	\$3,236,000

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.