



Address: [601 E 1ST ST # 310](#)
City: FORT WORTH
Georeference: 32022C---09
Subdivision: PECAN PLACE CONDOMINIUMS
Neighborhood Code: U4001J

Latitude: 32.7585477801
Longitude: -97.3285375431
TAD Map: 2048-396
MAPSCO: TAR-063W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PECAN PLACE
CONDOMINIUMS Lot 310 & .1111% OF COMMON
AREA

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CFW PID #1 - DOWNTOWN (601)
FORT WORTH ISD (905)

State Code: A
Year Built: 2003
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40518396
Site Name: PECAN PLACE CONDOMINIUMS-310
Site Class: A3 - Residential - Urban Condominium
Parcels: 1
Approximate Size⁺⁺⁺: 1,956
Percent Complete: 100%
Land Sqft^{*}: 0
Land Acres^{*}: 0.0000
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:
DAGNAN CONSTANCE F TESTAMENTARY TRUST
Primary Owner Address:
3014 SHADOW DR W
ARLINGTON, TX 76006

Deed Date: 4/17/2017
Deed Volume:
Deed Page:
Instrument: [D217084176](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FOSTER STACEY	8/24/2015	D215200211		
FOSTER FISHCREEK PROPERTIES LP	12/1/2014	D215081589		
THOMAS LINDA K	6/15/2007	D207216079	0000000	0000000
TYSON HOLLY;TYSON WILLIAM	6/30/2006	D206199609	0000000	0000000
TYSON WILLIAM ETAL	4/7/2006	000000000000000	0000000	0000000
PECAN STREET DOWNTOWN LTD	1/1/2003	000000000000000	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	\$371,377	\$45,000	\$416,377	\$416,377
2024	\$371,377	\$45,000	\$416,377	\$416,377
2023	\$456,529	\$45,000	\$501,529	\$501,529
2022	\$333,437	\$45,000	\$378,437	\$378,437
2021	\$397,398	\$45,000	\$442,398	\$442,398
2020	\$398,357	\$45,000	\$443,357	\$443,357

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.