



Address: [2240 SIMS DR](#)
City: FORT WORTH
Georeference: 18400-4-21
Subdivision: JEAN HILLS ADDITION
Neighborhood Code: 1H050H

Latitude: 32.6902304516
Longitude: -97.3010942666
TAD Map: 2060-372
MAPSCO: TAR-091H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: JEAN HILLS ADDITION Block 4
Lot 21

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: A
Year Built: 2012
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40716902
Site Name: JEAN HILLS ADDITION-4-21
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,870
Percent Complete: 100%
Land Sqft^{*}: 5,375
Land Acres^{*}: 0.1233
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:
BAUTISTA FRANCISCO
BAUTISTA MA E
Primary Owner Address:
3521 WILLING AVE
FORT WORTH, TX 76110-4952

Deed Date: 3/20/2013
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D213087311](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KB HOME LONE STAR LP	10/19/2005	D205330664	0000000	0000000
TEXAS HSG & ECONOMIC RES INC	1/1/2005	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	\$223,875	\$16,125	\$240,000	\$240,000
2024	\$272,681	\$16,125	\$288,806	\$288,806
2023	\$286,093	\$16,125	\$302,218	\$302,218
2022	\$225,569	\$10,000	\$235,569	\$235,569
2021	\$212,026	\$10,000	\$222,026	\$222,026
2020	\$192,189	\$10,000	\$202,189	\$202,189

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.