

# Tarrant Appraisal District Property Information | PDF Account Number: 42491221

#### Address: LONGVUE AVE

City: FORT WORTH Georeference: A 442-1A04D Subdivision: DIXON, DAN H SURVEY Neighborhood Code: 4A100B Latitude: 32.677238459 Longitude: -97.5026042482 TAD Map: 1994-364 MAPSCO: TAR-086K



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

## PROPERTY DATA

Legal Description: DIXON, DAN H SURVEY Abstract 442 Tract 1A04D SEPARATED TRACT Jurisdictions: CITY OF FORT WORTH (026) Site Number: 800041101 **TARRANT COUNTY (220)** TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (229, cels: 1 FORT WORTH ISD (905) Approximate Size+++: 0 State Code: D1 Percent Complete: 0% Year Built: 0 Land Sqft\*: 588,060 Personal Property Account: N/A Land Acres<sup>\*</sup>: 13.5000 Agent: RYAN LLC (00320) Pool: N Protest Deadline Date: 8/16/2024

#### +++ Rounded.

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

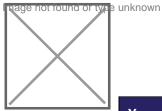
### **OWNER INFORMATION**

Current Owner: TRT LAND INVESTORS LLC

Primary Owner Address: 4001 MAPLE AVE STE 600 DALLAS, TX 75219 Deed Date: 8/24/2021 Deed Volume: Deed Page: Instrument: D221245221

#### 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. <u>Tarrant County Tax Office Account Information</u>.



Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$0	\$202,050	\$202,050	\$999
2023	\$0	\$202,050	\$202,050	\$1,066
2022	\$0	\$202,050	\$202,050	\$1,094
2021	\$0	\$202,050	\$202,050	\$1,120
2020	\$0	\$202,050	\$202,050	\$1,188

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**

#### AGRICULTURAL 1D1 23.51

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.