



**Address:** [3501 ROGERS AVE](#)  
**City:** FORT WORTH  
**Georeference:** 2860-30-14A  
**Subdivision:** BLUEBONNET HILLS  
**Neighborhood Code:** 4T0024

**Latitude:** 32.6986469961  
**Longitude:** -97.3616530696  
**TAD Map:** 2042-372  
**MAPSCO:** TAR-090A



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

## PROPERTY DATA

**Legal Description:** BLUEBONNET HILLS Block 30  
Lot 14A

**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:** 1959

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 00235938

**Site Name:** BLUEBONNET HILLS-30-14A

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,515

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,864

**Land Acres<sup>\*</sup>:** 0.1575

**Pool:** N

<sup>+++</sup> Rounded.

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



## OWNER INFORMATION

**Current Owner:**

NICHOLSON CODY

**Primary Owner Address:**

3501 ROGERS AVE  
FORT WORTH, TX 76109-2928

**Deed Date:** 4/18/2005

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D205113929](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BODEN JAN BODEN;BODEN STACY D	8/25/2003	<a href="#">D203335436</a>	0017172	0000096
NANCE STACY DELAINE	8/21/1997	00128880000138	0012888	0000138
CAPITAL PLUS INC	6/28/1997	00128100000273	0012810	0000273
BATTELL HELEN EST	12/23/1986	00089160000699	0008916	0000699
GREEN ERNEST J;GREEN ZELA	9/20/1954	00027630000572	0002763	0000572
GREEN ERNEST J	12/31/1900	00000000000000	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	\$0	\$0	\$0	\$0
2024	\$98,443	\$205,920	\$304,363	\$304,363
2023	\$158,245	\$185,328	\$343,573	\$331,646
2022	\$134,168	\$185,000	\$319,168	\$301,496
2021	\$89,087	\$185,000	\$274,087	\$274,087
2020	\$82,115	\$185,000	\$267,115	\$267,115

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.