



**Address:** [3417 BIRD ST](#)  
**City:** FORT WORTH  
**Georeference:** 4000-1-15  
**Subdivision:** BROWN, M E SUBDIVISION  
**Neighborhood Code:** 3H050I

**Latitude:** 32.77767289  
**Longitude:** -97.2975131743  
**TAD Map:** 2060-404  
**MAPSCO:** TAR-063R



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

## PROPERTY DATA

**Legal Description:** BROWN, M E SUBDIVISION  
Block 1 Lot 15 16 & 17

**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:** 1948

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 00324906

**Site Name:** BROWN, M E SUBDIVISION-1-15-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,434

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 19,800

**Land Acres<sup>\*</sup>:** 0.4545

**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:**

CLEMENT AARON DOYLE

**Primary Owner Address:**

3417 BIRD ST  
FORT WORTH, TX 76111-4811

**Deed Date:** 12/16/2010

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D210320593](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLEMENT CLAUDIA LIEN;CLEMENT DOYLE	6/5/2010	<a href="#">D210316578</a>	0000000	0000000
CLEMENT BARBARA J	8/18/1983	00075890000787	0007589	0000787
AARON D CLEMENTS	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$196,216	\$64,700	\$260,916	\$166,717
2023	\$175,501	\$64,700	\$240,201	\$151,561
2022	\$156,954	\$44,748	\$201,702	\$137,783
2021	\$165,234	\$20,000	\$185,234	\$125,257
2020	\$145,939	\$20,000	\$165,939	\$113,870

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.