



Address: 2414 CLINTON AVE

City: FORT WORTH

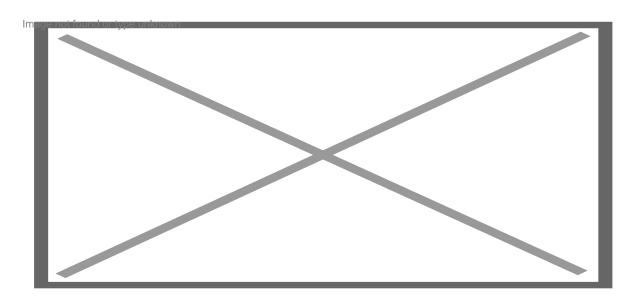
Georeference: 12600-18-17

Subdivision: ELLIS, M G ADDITION Neighborhood Code: Stockyards

Latitude: 32.7891346919 Longitude: -97.3525231561

TAD Map: 2042-408 MAPSCO: TAR-062F





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

PROPERTY DATA

Legal Description: ELLIS, M G ADDITION Block 18

Lot 17 & 18

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223 TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

CFW PID #11 - STOCKYARDS (613)

FORT WORTH ISD (905)

State Code: C1C Year Built: 0

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

+++ Rounded.

Site Number: 80064531

Site Name: 80064531

Site Class: LandVacantComm - Vacant Land -Commercial

Parcels: 1

Primary Building Name: Primary Building Type: Gross Building Area+++: 0 Net Leasable Area+++: 0 **Percent Complete: 0% Land Sqft***: 15,000 Land Acres*: 0.3443

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

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OWNER INFORMATION

Current Owner: Deed Date: 4/24/2023

PACIFICE PREMIER TRUST CUSTODIAN FBO JANET LANE IRA Deed Volume:

Primary Owner Address:

1801 CALIFORNIA ST # 800

DENVER, CO 80202 Instrument: <u>D223069074</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JAMES WARREN LANE IRA	6/11/2014	D214125335	0000000	0000000
LINCOLN TRUST COMPANY	1/31/1996	00122670001096	0012267	0001096
PRIME GUARANTY TRUST CO TR	6/8/1990	00099500001245	0009950	0001245
NEAVES WILBURN O	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	\$0	\$56,250	\$56,250	\$56,250
2023	\$0	\$56,250	\$56,250	\$56,250
2022	\$0	\$56,250	\$56,250	\$56,250
2021	\$0	\$56,250	\$56,250	\$56,250
2020	\$0	\$56,250	\$56,250	\$56,250

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.