



**Address:**  
**City:**  
**Georeference:** 13150-1-3  
**Subdivision:** EVANS, R T ADDITION  
**Neighborhood Code:** RET-Northeast Fort Worth General

**Latitude:** 32.7863681979  
**Longitude:** -97.3078074962  
**TAD Map:** 2054-404  
**MAPSCO:** TAR-063L



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

## PROPERTY DATA

**Legal Description:** EVANS, R T ADDITION Block 1  
Lot 3 3 LESS ROW BLK 1

**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:** F1

**Year Built:** 1940

**Personal Property Account:** Multi

**Agent:** None

**Notice Sent Date:** 5/1/2024

**Notice Value:** \$399,607

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80070973

**Site Name:** GOLD STAR BEAUTY/LIZETHS HAIR

**Site Class:** RETGen - Retail-General/Specialty

**Parcels:** 1

**Primary Building Name:**

**Primary Building Type:**

**Gross Building Area<sup>+++</sup>:** 2,802

**Net Leasable Area<sup>+++</sup>:** 2,802

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 41,546

**Land Acres<sup>\*</sup>:** 0.9537

**Pool:** N

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



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

## OWNER INFORMATION

**Current Owner:**

MOLINA MIGUEL  
MOLINA ANA

**Deed Date:** 4/28/2003

**Deed Volume:** 0016677

**Primary Owner Address:**

2621 DAISY LN  
FORT WORTH, TX 76111-2720

**Deed Page:** 0000029

**Instrument:** 00166770000029

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WELCH W LYNN	3/10/1994	00114900002259	0011490	0002259
LONGLEY CHARLIE	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>
2024	\$346,428	\$53,179	\$399,607	\$399,607
2023	\$294,981	\$53,179	\$348,160	\$348,160
2022	\$274,594	\$53,179	\$327,773	\$327,773
2021	\$254,285	\$53,179	\$307,464	\$307,464
2020	\$242,488	\$53,179	\$295,667	\$295,667
0	\$0	\$0	\$0	\$0

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.