



Address: [3601 N SYLVANIA AVE](#)
City: FORT WORTH
Georeference: 23520-1-16R
Subdivision: LANCASTER, J W IND SUBDIVISION
Neighborhood Code: IM-Fossil Creek/Mercantile

Latitude: 32.8095668917
Longitude: -97.3092176473
TAD Map: 2054-412
MAPSCO: TAR-049Y



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

PROPERTY DATA

Legal Description: LANCASTER, J W IND
SUBDIVISION Block 1 Lot 16R

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: F2

Year Built: 1947

Personal Property Account: Multi

Agent: UNITED PARAMOUNT TAX GROUP INC (00670)

Protest Deadline Date: 5/15/2025

Site Number: 80123031

Site Name: LANDERS MACHINE SHOP

Site Class: IMHeavy - Industrial/Mfg-Heavy

Parcels: 1

Primary Building Name: 3601 N SYLVANIA AVE / 01582437

Primary Building Type: Industrial

Gross Building Area⁺⁺⁺: 40,000

Net Leasable Area⁺⁺⁺: 40,000

Percent Complete: 100%

Land Sqft^{*}: 110,206

Land Acres^{*}: 2.5299

Pool: N

⁺⁺⁺ Rounded.

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



OWNER INFORMATION

Current Owner:

LANDERS MACHINE SHOP

Primary Owner Address:

PO BOX 162118

FORT WORTH, TX 76161-2118

Deed Date: 12/31/1900

Deed Volume: 0000000

Deed Page: 0000000

Instrument: 000000000000000

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	\$1,064,588	\$220,412	\$1,285,000	\$1,285,000
2023	\$1,064,588	\$220,412	\$1,285,000	\$1,285,000
2022	\$979,588	\$220,412	\$1,200,000	\$1,200,000
2021	\$916,159	\$220,412	\$1,136,571	\$1,136,571
2020	\$916,159	\$220,412	\$1,136,571	\$1,136,571

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.