

Tarrant Appraisal District

Property Information | PDF

Account Number: 01869604

Address: 305 GRACE AVE

City: FORT WORTH

Georeference: 28160-13-21

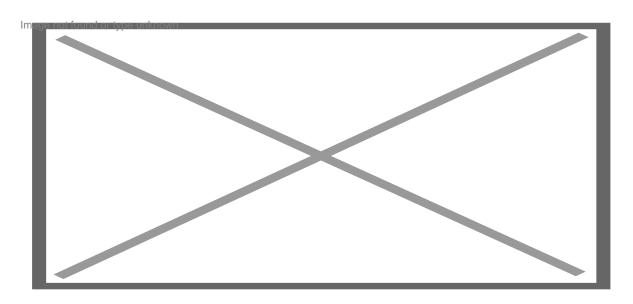
Subdivision: NIES & ROUSE ADDITION

Neighborhood Code: 3H050I

Latitude: 32.7688722158 **Longitude:** -97.3081893716

TAD Map: 2054-400 **MAPSCO:** TAR-063U





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

PROPERTY DATA

Legal Description: NIES & ROUSE ADDITION Block

13 Lot 21

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: 1923

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 01869604

Site Name: NIES & ROUSE ADDITION-13-21 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,102
Percent Complete: 100%

Land Sqft*: 6,250 Land Acres*: 0.1434

Pool: N

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⁺⁺⁺ Rounded

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



OWNER INFORMATION

Current Owner:

LODRIGUE DEBRA LODRIGUE DELVIN

Primary Owner Address:

305 GRACE AVE

FORT WORTH, TX 76111-2326

Deed Date: 7/11/1997 Deed Volume: 0012832 Deed Page: 0000023

Instrument: 00128320000023

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRUITT ROGER P	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$159,866	\$31,250	\$191,116	\$106,344
2023	\$142,297	\$31,250	\$173,547	\$96,676
2022	\$126,561	\$21,875	\$148,436	\$87,887
2021	\$133,507	\$10,000	\$143,507	\$79,897
2020	\$117,679	\$10,000	\$127,679	\$72,634

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

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.

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