



Address: [313 EMMA ST](#)
City: FORT WORTH
Georeference: 28160-15-19
Subdivision: NIES & ROUSE ADDITION
Neighborhood Code: 3H050I

Latitude: 32.7691221728
Longitude: -97.3062391203
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
15 Lot 19

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: 1928
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

Site Number: 01870068
Site Name: NIES & ROUSE ADDITION-15-19
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,220
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1434
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:
BENSON PAUL A
Primary Owner Address:
313 EMMA ST
FORT WORTH, TX 76111

Deed Date: 2/11/2024
Deed Volume:
Deed Page:
Instrument: [D224025984](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------|------------|----------------------------|-------------|-----------|
| FOX LORI M | 12/30/2020 | D221001438 | | |
| SPIKES ROBERT J | 10/6/2015 | D215227817 | | |
| HOLE RHONDA | 11/27/2002 | 00162190000142 | 0016219 | 0000142 |
| GILLASPIE BILLIE DALE | 9/6/2002 | 00162190000134 | 0016219 | 0000134 |
| RAVEY BILLIE C | 10/13/1999 | 00140750000027 | 0014075 | 0000027 |
| RAVEY BILLIE C ETAL | 12/31/1900 | 00000000000000 | 0000000 | 0000000 |

VALUES

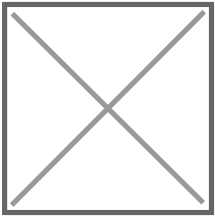
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

| Year | Improvement Market | Land Market | Total Market | Total Appraised ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$0 | \$0 | \$0 | \$0 |
| 2024 | \$225,853 | \$31,250 | \$257,103 | \$244,253 |
| 2023 | \$200,431 | \$31,250 | \$231,681 | \$222,048 |
| 2022 | \$179,987 | \$21,875 | \$201,862 | \$201,862 |
| 2021 | \$188,612 | \$10,000 | \$198,612 | \$198,612 |
| 2020 | \$165,100 | \$10,000 | \$175,100 | \$175,100 |

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.