

LOCATION

Tarrant Appraisal District

Property Information | PDF

Account Number: 01911694

Address: 1607 LINCOLN AVE

City: FORT WORTH

Georeference: 30000-105-4

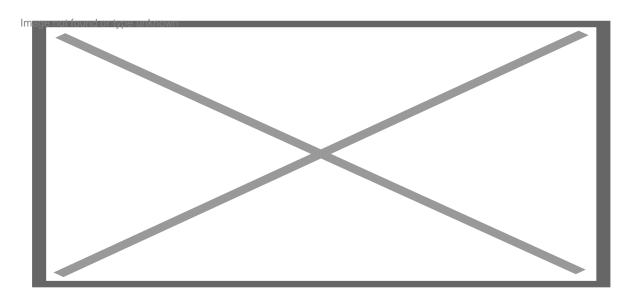
Subdivision: NORTH FORT WORTH

Neighborhood Code: 2M110B

**Latitude:** 32.7774432333 **Longitude:** -97.3555925319

**TAD Map:** 2042-404 **MAPSCO:** TAR-062P





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

## PROPERTY DATA

Legal Description: NORTH FORT WORTH Block

105 Lot 4

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: 1926

Personal Property Account: N/A

Agent: None

**Protest Deadline Date: 5/15/2025** 

Site Number: 01911694

**Site Name:** NORTH FORT WORTH-105-4 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,139
Percent Complete: 100%

Land Sqft\*: 7,000 Land Acres\*: 0.1606

Pool: N

+++ Rounded

03-26-2025 Page 1

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



## **OWNER INFORMATION**

**Current Owner:** 

TORRES CAYETANO Deed Date: 2/22/2023

MUNOZ ROSE Deed Volume:

Primary Owner Address:

1607 LINCOLN AVE

Deed Page:

FORT WORTH, TX 76164 Instrument: D223030425

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHEELER BETTY ANN	8/27/2012	D212209882	0000000	0000000
GARCIA CHARLES A;GARCIA RAFAELA	2/12/2009	D209046001	0000000	0000000
WHEELER BETTY ANN;WHEELER E P BURUM	3/23/2007	D207110026	0000000	0000000
LONNIE JUANITA KING LIV TRUST	9/24/2001	00167200000029	0016720	0000029
KING JUANITA	11/1/1982	00000000000000	0000000	0000000
KING JOE B;KING JUANITA	12/31/1900	00034890000107	0003489	0000107

## **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>.

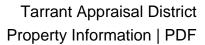
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$141,602	\$49,000	\$190,602	\$190,602
2023	\$137,000	\$35,000	\$172,000	\$172,000
2022	\$82,413	\$15,000	\$97,413	\$97,413
2021	\$83,136	\$15,000	\$98,136	\$98,136
2020	\$76,630	\$15,000	\$91,630	\$91,630

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

## **EXEMPTIONS / SPECIAL APPRAISAL**

03-26-2025 Page 2

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





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.

03-26-2025 Page 3