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Address: [1612 HOMAN AVE](#)
City: FORT WORTH
Georeference: 30000-109-19
Subdivision: NORTH FORT WORTH
Neighborhood Code: 2M110A

Latitude: 32.7748566871
Longitude: -97.3601775362
TAD Map: 2042-400
MAPSCO: TAR-062N



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

PROPERTY DATA

Legal Description: NORTH FORT WORTH Block
109 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: 1944

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 01912771

Site Name: NORTH FORT WORTH-109-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 952

Percent Complete: 100%

Land Sqft^{*}: 7,617

Land Acres^{*}: 0.1748

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:

ARIAS MANUEL GONZALES

Primary Owner Address:

1612 HOMAN AVE
FORT WORTH, TX 76164-8747

Deed Date: 8/26/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209232952](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALMEDA ROBERTO R	3/7/2000	00147740000036	0014774	0000036
RAMIREZ AURELIO	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	\$166,326	\$49,617	\$215,943	\$100,037
2023	\$127,062	\$38,085	\$165,147	\$90,943
2022	\$67,675	\$15,000	\$82,675	\$82,675
2021	\$68,269	\$15,000	\$83,269	\$82,024
2020	\$62,926	\$15,000	\$77,926	\$74,567

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)
- HOMESTEAD DISABLED PERSON 11.13 (c)

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.