



Address: [2744 RYAN PLACE DR](#)
City: FORT WORTH
Georeference: 36890-23-12-30
Subdivision: RYAN PLACE ADDITION
Neighborhood Code: 4T050D

Latitude: 32.7117024034
Longitude: -97.3382710072
TAD Map: 2048-380
MAPSCO: TAR-076V



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

PROPERTY DATA

Legal Description: RYAN PLACE ADDITION Block
23 Lot 12 & S 10' 11

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: 1948

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 02587025

Site Name: RYAN PLACE ADDITION-23-12-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,368

Percent Complete: 100%

Land Sqft^{*}: 8,400

Land Acres^{*}: 0.1928

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:

HILL MURRAY JR

Primary Owner Address:

2744 RYAN PLACE DR
FORT WORTH, TX 76110-3125

Deed Date: 10/29/1993

Deed Volume: 0011358

Deed Page: 0000758

Instrument: 00113580000758

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UNITED BANK	1/5/1993	00109240000023	0010924	0000023
LOICANO LARRY MARTIN	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	\$212,923	\$162,000	\$374,923	\$323,778
2023	\$217,140	\$162,000	\$379,140	\$294,344
2022	\$177,585	\$90,000	\$267,585	\$267,585
2021	\$165,588	\$90,000	\$255,588	\$255,588
2020	\$143,938	\$90,000	\$233,938	\$233,938

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.