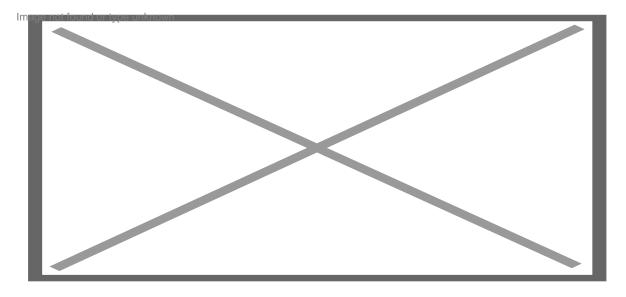


Tarrant Appraisal District Property Information | PDF Account Number: 02598744

Address: 3425 BRYAN AVE

City: FORT WORTH Georeference: 36900-59-7 Subdivision: RYAN & PRUITT Neighborhood Code: 4T930L Latitude: 32.6994666045 Longitude: -97.3250635999 TAD Map: 2048-372 MAPSCO: TAR-091A





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

PROPERTY DATA

Legal Description: RYAN & PRUITT Block 59 Lot 7 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: 1938 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

Site Number: 02598744 Site Name: RYAN & PRUITT-59-7 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 1,260 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



Tarrant Appraisal District Property Information | PDF

Current Owner: MIRANDA REYES V MIRANDA MARIA

Primary Owner Address: 3425 BRYAN AVE FORT WORTH, TX 76110-4208 Deed Date: 4/27/1978 Deed Volume: 0006470 Deed Page: 0000598 Instrument: 00064700000598

VALUES

Land Market **Total Market** Year **Improvement Market Total Appraised** 2025 \$0 \$0 \$0 \$0 2024 \$48,807 \$37,500 \$86,307 \$73,076 2023 \$49,436 \$37,500 \$86,936 \$66,433 2022 \$40,394 \$20,000 \$60,394 \$60,394 2021 \$35,242 \$20,000 \$55,242 \$55,242 2020 \$41,228 \$20,000 \$61,228 \$58,268

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.

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.