



Address: [3145 6TH AVE](#)
City: FORT WORTH
Georeference: 36910-43-10
Subdivision: RYAN SOUTH, JOHN C ADDITION
Neighborhood Code: 4T930D

Latitude: 32.704275486
Longitude: -97.3404240114
TAD Map: 2048-376
MAPSCO: TAR-076Z



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

PROPERTY DATA

Legal Description: RYAN SOUTH, JOHN C ADDITION Block 43 Lot 10

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: 1950

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 02604884

Site Name: RYAN SOUTH, JOHN C ADDITION-43-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,008

Percent Complete: 100%

Land Sqft^{*}: 6,150

Land Acres^{*}: 0.1411

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:
SIGALA MARIA DE JESUS OLMOS
Primary Owner Address:
3145 6TH AVE
FORT WORTH, TX 76110

Deed Date: 10/3/2017
Deed Volume:
Deed Page:
Instrument: [D218004454](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OLMOS CELIA;OLMOS CONRADO	1/12/2007	D207030571	0000000	0000000
ROCAMONTES RAQUEL	7/10/2002	00158410000034	0015841	0000034
CASTILLO SAM	7/6/1987	00089990002104	0008999	0002104
MORENO NINFA Q	2/21/1985	00081040000508	0008104	0000508
NEIL D FUTCH & F L FUTCH	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	\$79,828	\$36,900	\$116,728	\$116,728
2023	\$82,564	\$36,900	\$119,464	\$107,243
2022	\$65,104	\$25,000	\$90,104	\$90,104
2021	\$60,189	\$25,000	\$85,189	\$85,189
2020	\$70,666	\$25,000	\$95,666	\$87,570

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.