



**Address:** [1017 BAKER ST](#)  
**City:** FORT WORTH  
**Georeference:** 36920-59-32  
**Subdivision:** RYAN SOUTHEAST ADDITION  
**Neighborhood Code:** 1H080A

**Latitude:** 32.7089444085  
**Longitude:** -97.3149387202  
**TAD Map:** 2054-376  
**MAPSCO:** TAR-077X



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

## PROPERTY DATA

**Legal Description:** RYAN SOUTHEAST ADDITION  
Block 59 Lot 32

**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:** 1969

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Site Number:** 02619695

**Site Name:** RYAN SOUTHEAST ADDITION-59-32

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,092

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,000

**Land Acres<sup>\*</sup>:** 0.1377

**Pool:** N

<sup>+++</sup> Rounded.

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



### OWNER INFORMATION

**Current Owner:**

LYNCH CLIVE A

**Primary Owner Address:**

2528 GLEN GARDEN DR  
FORT WORTH, TX 76119-2739

**Deed Date:** 3/4/1993

**Deed Volume:** 0010978

**Deed Page:** 0000743

**Instrument:** 00109780000743

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCHUDER CARL	9/6/1990	00100380001720	0010038	0001720
SECRETARY OF HUD	12/7/1988	00094890001760	0009489	0001760
COMMONWEALTH MTG CO OF AMERICA	12/6/1988	00094590000279	0009459	0000279
CHAMBLEE BARBARA J	2/27/1986	00084690000800	0008469	0000800
KEITH GROVES	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$92,311	\$18,000	\$110,311	\$110,311
2023	\$95,237	\$18,000	\$113,237	\$113,237
2022	\$69,848	\$5,000	\$74,848	\$74,848
2021	\$69,848	\$5,000	\$74,848	\$74,848
2020	\$30,000	\$5,000	\$35,000	\$35,000

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

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.