



**Address:** [5151 LUBBOCK AVE](#)  
**City:** FORT WORTH  
**Georeference:** 39460-45-7  
**Subdivision:** SOUTH HILLS ADDITION  
**Neighborhood Code:** 4S121A

**Latitude:** 32.6706071542  
**Longitude:** -97.3562534706  
**TAD Map:** 2042-364  
**MAPSCO:** TAR-090P



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

## PROPERTY DATA

**Legal Description:** SOUTH HILLS ADDITION Block  
45 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:** 1958

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02833034

**Site Name:** SOUTH HILLS ADDITION-45-7

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,754

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,440

**Land Acres<sup>\*</sup>:** 0.1707

**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:**

PEREZ ELIASER  
PEREZ CAROLINE

**Primary Owner Address:**

5151 LUBBOCK AVE  
FORT WORTH, TX 76115

**Deed Date:** 6/15/2022**Deed Volume:****Deed Page:****Instrument:** [D222166726](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JGS IRREVOCABLE TRUST	6/15/2022	<a href="#">D222166725</a>		
ASTUTE REALTY LLC	7/28/2021	<a href="#">D221222705</a>		
GRUVER DEBRA ANN	7/13/1994	00000000000000	0000000	0000000
GRUVER THOMASENA	3/5/1982	00000000000000	0000000	0000000
GRUVER BERT;GRUVER THOMASENA	9/27/1978	00065840000495	0006584	0000495

## 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	\$61,844	\$40,000	\$101,844	\$101,844
2023	\$61,844	\$40,000	\$101,844	\$101,844
2022	\$46,749	\$40,000	\$86,749	\$86,749
2021	\$42,557	\$40,000	\$82,557	\$79,838
2020	\$53,122	\$40,000	\$93,122	\$72,580

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.