



Account Number: 03071200



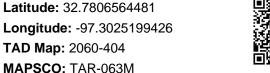
Address: 3016 YUCCA AVE

City: FORT WORTH

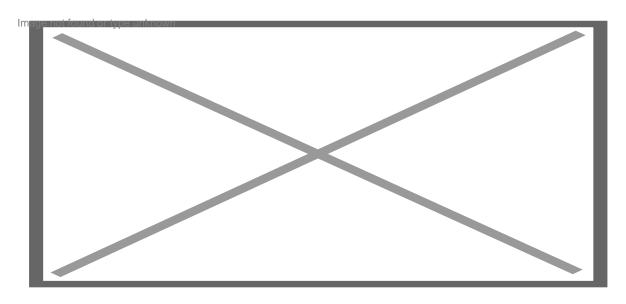
**Georeference:** 41160-6-12

Subdivision: SYLVAN HEIGHTS ADDN-FORT WORTH

Neighborhood Code: 3H050J







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

## PROPERTY DATA

Legal Description: SYLVAN HEIGHTS ADDN-FORT

WORTH Block 6 Lot 12

Jurisdictions:

CITY OF FORT WORTH (026)

TARRANT COUNTY (220)

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:** 03071200

TARRANT REGIONAL WATER DISTRICT (223) Site Name: SYLVAN HEIGHTS ADDN-FORT WORTH-6-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,454

Percent Complete: 100%

**Land Sqft**\*: 8,520 Land Acres\*: 0.1955

Pool: N

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



## **OWNER INFORMATION**

Current Owner:
ZUCCA RENATO N
Primary Owner Address:
3016 YUCCA AVE
FORT WORTH, TX 76111-4352

Deed Date: 6/25/2010
Deed Volume: 0000000
Deed Page: 0000000
Instrument: D210155568

| Previous Owners   | Date       | Instrument     | Deed Volume | Deed Page |
|-------------------|------------|----------------|-------------|-----------|
| PHILLIPS DAVID A  | 3/15/1999  | 00137140000472 | 0013714     | 0000472   |
| JOHNSON PHYLLIS B | 1/3/1984   | 00000000000000 | 0000000     | 0000000   |
| JOHNSON W EARL    | 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 | \$182,145          | \$42,600    | \$224,745    | \$190,733        |
| 2023 | \$181,633          | \$42,600    | \$224,233    | \$173,394        |
| 2022 | \$157,361          | \$29,820    | \$187,181    | \$157,631        |
| 2021 | \$163,528          | \$10,000    | \$173,528    | \$143,301        |
| 2020 | \$134,288          | \$10,000    | \$144,288    | \$130,274        |

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.