

LOCATION

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 03094677

Address: 3116 PIONEER ST

City: FORT WORTH
Georeference: 41360-4-7

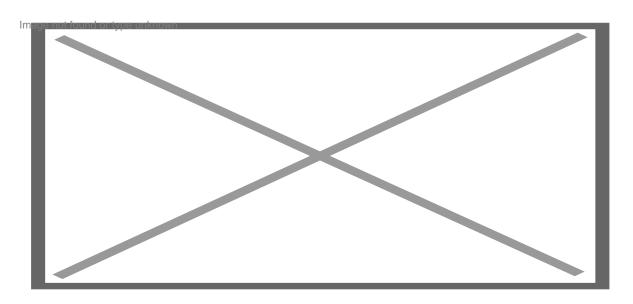
**Subdivision:** TARRANT ADDITION (FT WORTH)

Neighborhood Code: 1H050D

Latitude: 32.6891965956 Longitude: -97.282696145 TAD Map: 2066-372

MAPSCO: TAR-092F





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

## PROPERTY DATA

Legal Description: TARRANT ADDITION (FT

WORTH) Block 4 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: 1952

Personal Property Account: N/A

Agent: None

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

**Site Number:** 03094677

Site Name: TARRANT ADDITION (FT WORTH)-4-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,427
Percent Complete: 100%

Land Sqft\*: 20,000 Land Acres\*: 0.4591

Pool: N

+++ Rounded

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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:

BRISENO VIANNEY SANCEN ROSAS

**Primary Owner Address:** 

3116 PIONEER ST

FORT WORTH, TX 76119

**Deed Date: 9/11/2023** 

**Deed Volume:** 

Deed Page:

**Instrument:** M223011007

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SANCEN VIANNEY	2/27/2023	D223036034		
MACK PEGGIE PERRIN	5/5/2007	00000000000000	0000000	0000000
MACK KENNY EST	2/28/1995	00118940000505	0011894	0000505
HAND W A EST	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	\$170,662	\$40,000	\$210,662	\$210,662
2023	\$88,822	\$40,000	\$128,822	\$83,645
2022	\$82,846	\$10,000	\$92,846	\$76,041
2021	\$67,231	\$10,000	\$77,231	\$69,128
2020	\$78,976	\$10,000	\$88,976	\$62,844

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.