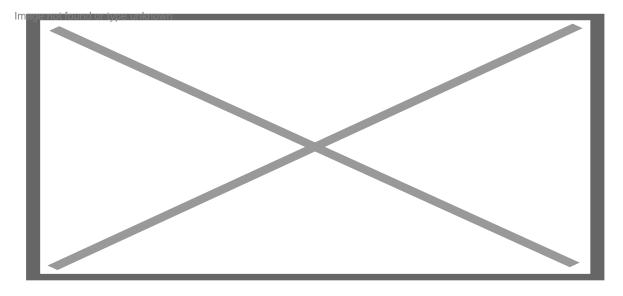


# Tarrant Appraisal District Property Information | PDF Account Number: 03192296

### Address: <u>311 E CANNON ST</u>

City: FORT WORTH Georeference: 43890-41-6A Subdivision: TUCKER ADDITION-FT WORTH Neighborhood Code: RET-Southwest Tarrant County General Latitude: 32.7374088988 Longitude: -97.32377733 TAD Map: 2054-388 MAPSCO: TAR-077E



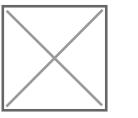


This map, content, and location of property is provided by Google Services.

#### PROPERTY DATA

#### Legal Description: TUCKER ADDITION-FT WORTH Block 41 Lot 6A & 6C Jurisdictions: CITY OF FORT WORTH (026) Site Number: 80222579 **TARRANT COUNTY (220)** TARRANT REGIONAL WATER DISTRICT (223) Site Name: 80222579 Site Class: LandVacantComm - Vacant Land -Commercial **TARRANT COUNTY HOSPITAL (224)** Parcels: 1 **TARRANT COUNTY COLLEGE (225)** FORT WORTH ISD (905) **Primary Building Name:** State Code: C1C Primary Building Type: Year Built: 0 Gross Building Area+++: 0 Personal Property Account: N/A Net Leasable Area+++: 0 Agent: None Percent Complete: 0% Protest Deadline Date: 5/15/2025 Land Sqft\*: 4,750 Land Acres<sup>\*</sup>: 0.1090 +++ Rounded.

\* This represents one of a hierarchy of possible values ranked **Pool:** N in the following order: Recorded, Computed, System, Calculated.



### **OWNER INFORMATION**

#### Current Owner: DENNIS DUKE

Primary Owner Address: 300 THROCKMORTON SUITE 1500

FORT WORTH, TX 76102

Deed Date: 8/25/2022 Deed Volume: Deed Page: Instrument: D222212252

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OLD FT WORTH REDEVELOPMENT LTD	5/20/2008	D208189316	000000	0000000
KINSEY ALAN	5/19/2008	D208189299	0000000	0000000
WESLEY GEORGIA	4/7/2008	D208172370	0000000	0000000
WESLEY GEORGIA ETAL	3/14/2007	D208172369	0000000	0000000
WESLEY R D EST	4/2/1991	00102130001833	0010213	0001833
BREAD BASKET MINISTRIES	9/5/1990	00100880001159	0010088	0001159
KAASTAD M N	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$0	\$166,250	\$166,250	\$166,250
2023	\$0	\$150,000	\$150,000	\$150,000
2022	\$0	\$166,250	\$166,250	\$166,250
2021	\$0	\$166,250	\$166,250	\$166,250
2020	\$0	\$166,250	\$166,250	\$166,250

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.