



Address: [3604 JAMES AVE](#)
City: FORT WORTH
Georeference: 44190-8-23
Subdivision: UNIVERSITY HILL ADDN (FT W)
Neighborhood Code: 4T930C

Latitude: 32.6965636896
Longitude: -97.3452270199
TAD Map: 2042-372
MAPSCO: TAR-090C



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

PROPERTY DATA

Legal Description: UNIVERSITY HILL ADDN (FT W)
Block 8 Lot 23

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: 1927

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 03222357

Site Name: UNIVERSITY HILL ADDN (FT W)-8-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 940

Percent Complete: 100%

Land Sqft^{*}: 6,750

Land Acres^{*}: 0.1549

Pool: N

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



OWNER INFORMATION

Current Owner:
GILES-AVENDANO SHIOMARA
Primary Owner Address:
5520 N SCHILDER DR
RIVER OAKS, TX 76114

Deed Date: 9/3/2019
Deed Volume:
Deed Page:
Instrument: [D219202388](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EMILEE D PACHECO SUPPLEMENTAL NEEDS TRUST	8/8/2019	D219197651		
PACHECO EMILEE D	5/1/2014	D218251753		
ARREDONDO ROBY N	12/27/2013	2017-PR03411-1		
CROUCH BARBARA	5/27/1997	00127780000399	0012778	0000399
CROUCH BARBARA ETAL	5/27/1997	00000000000000	0000000	0000000
HILDEBRAND A EST;HILDEBRAND J	12/31/1900	00063150000072	0006315	0000072

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	\$74,502	\$40,500	\$115,002	\$115,002
2023	\$57,889	\$40,500	\$98,389	\$98,389
2022	\$53,621	\$25,000	\$78,621	\$78,621
2021	\$41,616	\$25,000	\$66,616	\$66,616
2020	\$46,190	\$25,000	\$71,190	\$71,190

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.