



## LOCATION

**Address:** [3137 RYAN AVE](#)

**City:** FORT WORTH

**Georeference:** 36910-7-15

**Subdivision:** RYAN SOUTH, JOHN C ADDITION

**Neighborhood Code:** 4T930D

**Latitude:** 32.7045592396

**Longitude:** -97.3425437727

**TAD Map:** 2048-376

**MAPSCO:** TAR-076Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RYAN SOUTH, JOHN C  
ADDITION Block 7 Lot 15

**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:** 1937

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02601370

**Site Name:** RYAN SOUTH, JOHN C ADDITION-7-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,014

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**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:**

ROMERO EDUARDO

**Primary Owner Address:**

3137 RYAN AVE  
FORT WORTH, TX 76110-3822

**Deed Date:** 3/17/2008

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D209075373](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DUVALL MILNER G	12/31/1900	0000000000000000	00000000	00000000

## 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	\$43,601	\$37,500	\$81,101	\$69,539
2023	\$44,139	\$37,500	\$81,639	\$63,217
2022	\$38,407	\$25,000	\$63,407	\$57,470
2021	\$35,183	\$25,000	\$60,183	\$52,245
2020	\$45,701	\$25,000	\$70,701	\$47,495

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

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- 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.