

## LOCATION

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**Address:** [2944 WILLING AVE](#)

**City:** FORT WORTH

**Georeference:** 36910-17-12

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

**Neighborhood Code:** 4T050E

**Latitude:** 32.7079032424

**Longitude:** -97.3420421851

**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

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**Legal Description:** RYAN SOUTH, JOHN C  
ADDITION Block 17 Lot 12

**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)

**Site Number:** 02603500

**Site Name:** RYAN SOUTH, JOHN C ADDITION-17-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,320

**Percent Complete:** 100%

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

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

**Pool:** N

**State Code:** A

**Year Built:** 1930

**Personal Property Account:** N/A

**Agent:** None

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

<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

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**Current Owner:**

MORGAN KALA M.

MORGAN CHANCE S.

**Primary Owner Address:**

2944 WILLING AVE

FORT WORTH, TX 76110

**Deed Date:** 8/28/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217219666](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COLLETT DUSTIN	3/20/2017	<a href="#">D217060754</a>		
GDOVIN GEORGE BRENNAN	11/16/2007	<a href="#">D207421332</a>	0000000	0000000
INKELAAR DARLIN	4/16/2002	00156150000384	0015615	0000384
DILLESBROW BILLY D;DILLESBROW SONYA	6/28/1996	00124190000031	0012419	0000031
DUNCAN WILLIAM NEIL	1/9/1996	00122350001495	0012235	0001495
DUNLAP CHARLES;DUNLAP MAIZELLE	9/21/1984	00079570000127	0007957	0000127
PERRY VAUGHN;SIME MARQUE	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$244,685	\$125,000	\$369,685	\$321,562
2023	\$219,663	\$125,000	\$344,663	\$292,329
2022	\$220,754	\$45,000	\$265,754	\$265,754
2021	\$212,532	\$45,000	\$257,532	\$257,532
2020	\$194,236	\$45,000	\$239,236	\$237,765

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

- 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.