



LOCATION

Address: [4300 DIAZ AVE](#)
City: FORT WORTH
Georeference: 45810-40-39
Subdivision: WEST FT WORTH LAND CO
Neighborhood Code: 4D004D

Latitude: 32.7274191861
Longitude: -97.3825384064
TAD Map: 2036-384
MAPSCO: TAR-075Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WEST FT WORTH LAND CO
Block 40 Lot 39

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: 1950

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 03445038
Site Name: WEST FT WORTH LAND CO-40-39
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,605
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1434
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:

ESCAMILLA ENRIQUE
ESCAMILLA JOSEFINA

Primary Owner Address:

4300 DIAZ AVE
FORT WORTH, TX 76107-6315

Deed Date: 6/20/1995
Deed Volume: 0012012
Deed Page: 0000601
Instrument: 00120120000601

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BLACKBURN MARY HUDSON	12/13/1992	0000000000000000	0000000	0000000
BLACKBURN JOHN W;BLACKBURN MARY L	12/31/1900	00040040000209	0004004	0000209

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	\$244,315	\$45,000	\$289,315	\$266,200
2023	\$261,266	\$45,000	\$306,266	\$242,000
2022	\$175,000	\$45,000	\$220,000	\$220,000
2021	\$175,000	\$45,000	\$220,000	\$220,000
2020	\$155,000	\$45,000	\$200,000	\$200,000

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.