



Address: [4218 BIRCHMAN AVE](#)
City: FORT WORTH
Georeference: 6990-12-31-30
Subdivision: CHAMBERLAIN ARL HTS 1ST ADDN
Neighborhood Code: 4C210A

Latitude: 32.7350000879
Longitude: -97.381279401
TAD Map: 2036-388
MAPSCO: TAR-075L



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

PROPERTY DATA

Legal Description: CHAMBERLAIN ARL HTS 1ST
ADDN Block 12 Lot 31 32 E17'30 & W3'33

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: 00495050
Site Name: CHAMBERLAIN ARL HTS 1ST ADDN-12-31-30
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,557
Percent Complete: 100%
Land Sqft^{*}: 8,750
Land Acres^{*}: 0.2008
Pool: N

State Code: A
Year Built: 1940
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

+++ Rounded.

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



OWNER INFORMATION

Current Owner:

KATES TIFFANY R

Primary Owner Address:

4218 BIRCHMAN AVE
FORT WORTH, TX 76107-4309

Deed Date: 6/28/2013

Deed Volume: 0000000

Deed Page: 0000000

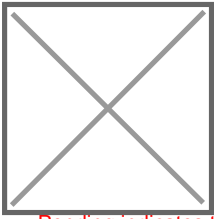
Instrument: [D213169792](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KRODEL DOREEN A	5/9/2008	D208175085	0000000	0000000
BAILEY BENJAMIN	10/3/2003	D203380055	0000000	0000000
MANAHAN ANTHONY CHARLES	8/29/2003	D203330365	0017157	0000155
MANAHAN ANTHONY C;MANAHAN JILL F	6/26/2000	00144190000438	0014419	0000438
ARNN LYNN R JR	12/15/1998	00000000000000	0000000	0000000
ARNN ANGELIC B;ARNN LYNN R JR	6/26/1998	00133100000308	0013310	0000308
JAMES BEULAH M	6/7/1991	00102860001549	0010286	0001549
BURKETT JOSEPH;BURKETT MARTHA	3/31/1986	00085010002016	0008501	0002016
HUFF JACK N;HUFF LEANNE	1/1/1901	00000000000000	0000000	0000000
DAVIS REV NEHEMIAH	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*
2025	\$0	\$0	\$0	\$0
2024	\$283,750	\$191,250	\$475,000	\$475,000
2023	\$271,010	\$191,250	\$462,260	\$459,808
2022	\$226,732	\$191,275	\$418,007	\$418,007
2021	\$201,777	\$191,275	\$393,052	\$388,198
2020	\$165,407	\$187,500	\$352,907	\$352,907



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.