



**Address:** [4210 BIRCHMAN AVE](#)  
**City:** FORT WORTH  
**Georeference:** 6990-12-34-30  
**Subdivision:** CHAMBERLAIN ARL HTS 1ST ADDN  
**Neighborhood Code:** 4C210A

**Latitude:** 32.7349982556  
**Longitude:** -97.3810600244  
**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 34 E22'33 & W17'35

**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:** 00495069  
**Site Name:** CHAMBERLAIN ARL HTS 1ST ADDN-12-34-30  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,080  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,000  
**Land Acres<sup>\*</sup>:** 0.1836  
**Pool:** N

**State Code:** A

**Year Built:** 1941

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

**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

**Current Owner:**

PRIEST DEBRA J

**Primary Owner Address:**

4210 BIRCHMAN AVE  
FORT WORTH, TX 76107-4309

**Deed Date:** 8/24/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D211204855](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JONES NANCY S	7/21/1989	00096690000370	0009669	0000370
VANZANDT NANCY JONES;VANZANDT SANDRA	4/16/1978	00068660000417	0006866	0000417

## 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	\$299,000	\$180,000	\$479,000	\$466,116
2023	\$284,643	\$180,000	\$464,643	\$423,742
2022	\$238,711	\$180,000	\$418,711	\$385,220
2021	\$212,996	\$180,000	\$392,996	\$350,200
2020	\$168,364	\$150,000	\$318,364	\$318,364

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.