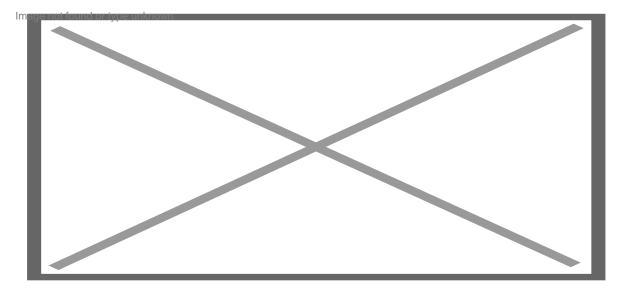


Tarrant Appraisal District Property Information | PDF Account Number: 00799998

Address: <u>5 ARTHUR DR</u>

City: EDGECLIFF VILLAGE Georeference: 10920-7-2 Subdivision: EDGECLIFF ADDITION Neighborhood Code: 4S240D Latitude: 32.6559851893 Longitude: -97.3475157386 TAD Map: 2042-356 MAPSCO: TAR-090Y





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

PROPERTY DATA

Legal Description: EDGECLIFF ADDITION Block 7 Lot 2 BLK 7 LTS 2 & 3A

Jurisdictions:

EDGECLIFF VILLAGE (008) 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: 1954 Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436) Protest Deadline Date: 5/15/2025 Site Number: 00799998 Site Name: EDGECLIFF ADDITION-7-2-20 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 3,864 Percent Complete: 100% Land Sqft^{*}: 40,962 Land Acres^{*}: 0.9403 Pool: Y

+++ Rounded.

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



OWNER INFORMATION

Current Owner:			
HASE GARY A	Deed Date: 12/31/1992		
HASE SHARON M	Deed Volume: 0010904		
Primary Owner Address:	Deed Page: 0001003		
5 ARTHUR DR	•		
FORT WORTH, TX 76134-2542	Instrument: 00109040001003		

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WALLACE CAMILLE S	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$295,113	\$78,750	\$373,863	\$373,863
2023	\$363,250	\$78,750	\$442,000	\$357,764
2022	\$316,362	\$78,750	\$395,112	\$325,240
2021	\$231,250	\$78,750	\$310,000	\$295,673
2020	\$231,250	\$78,750	\$310,000	\$268,794

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.