



Address: [4204 S EDGEWOOD TERR](#)
City: FORT WORTH
Georeference: 13440-2R-24
Subdivision: FAIR HAVENS ADDITION
Neighborhood Code: 1H040N

Latitude: 32.7024124244
Longitude: -97.2538158956
TAD Map: 2072-376
MAPSCO: TAR-093A



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

PROPERTY DATA

Legal Description: FAIR HAVENS ADDITION Block
2R Lot 24

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: 1957

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 00909645

Site Name: FAIR HAVENS ADDITION-2R-24

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,308

Percent Complete: 100%

Land Sqft^{*}: 8,100

Land Acres^{*}: 0.1859

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:

HANFORD JANICE
HANFORD KIMBERLY

Deed Date: 2/21/2017

Deed Volume:

Deed Page:

Primary Owner Address:

4814 E LANCASTER AVE 115
FORT WORTH, TX 76103

Instrument: [D217038752](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANFORD JANICE;HANFORD THOMAS	7/31/1991	00103380001366	0010338	0001366
HORTON JACK J	7/30/1990	00100030000208	0010003	0000208
SECRETARY OF HUD	12/15/1988	00094630001418	0009463	0001418
NOWLIN MORTGAGE CO	9/6/1988	00093810001537	0009381	0001537
MURRY JIMMY;MURRY STELLA	1/27/1988	00105160002099	0010516	0002099
CHAMBERS LEAHMON F;CHAMBERS WANDA	6/5/1985	00082020001850	0008202	0001850
SECY OF HUD	2/19/1985	00080940001663	0008094	0001663
STANDARD FED SAV & LOAN ASSOC	10/2/1984	00079740001637	0007974	0001637
ROYALS MARY E	1/1/1901	00000000000000	0000000	0000000
DORIS JEAN ROSS ETAL	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	\$94,499	\$24,300	\$118,799	\$73,568
2023	\$92,244	\$24,300	\$116,544	\$61,307
2022	\$80,523	\$5,000	\$85,523	\$55,734
2021	\$69,586	\$5,000	\$74,586	\$50,667
2020	\$61,222	\$5,000	\$66,222	\$46,061

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

There are no exemptions for this property

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.