

## LOCATION

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**Address:** [4525 MERIDA AVE](#)  
**City:** FORT WORTH  
**Georeference:** 26930-2-7  
**Subdivision:** MOUNT RUTLAND ADDITION  
**Neighborhood Code:** M4T03D

**Latitude:** 32.6808703903  
**Longitude:** -97.355003417  
**TAD Map:** 2042-368  
**MAPSCO:** TAR-090K



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** MOUNT RUTLAND ADDITION  
Block 2 Lot 7 PORTION W/ EXEMPTION

**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:** 01826654  
**Site Name:** MOUNT RUTLAND ADDITION Block 2 Lot 7  
**Site Class:** B - Residential - Multifamily  
**Parcels:** 2  
**Approximate Size<sup>+++</sup>:** 1,400  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,000  
**Land Acres<sup>\*</sup>:** 0.1606  
**Pool:** N

**State Code:** B

**Year Built:** 1983

**Personal Property Account:** N/A

**Agent:** None

**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

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**Current Owner:**

HERNANDEZ OLIVIA

**Primary Owner Address:**

4527 MERIDA AVE  
FORT WORTH, TX 76115

**Deed Date:** 4/5/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** 142-19-053009

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERNANDEZ MODESTO	7/13/2001	00150200000364	0015020	0000364
STEPP IRA M	7/30/1992	00107300000260	0010730	0000260
SECRETARY OF HUD	1/8/1992	00105580002254	0010558	0002254
STANDARD FEDERAL SAVINGS BANK	1/7/1992	00104940001548	0010494	0001548
SPARKS S S BARNHART;SPARKS STEVE	5/21/1984	00078350001183	0007835	0001183
GENERAL HOUSING	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$88,133	\$21,000	\$109,133	\$58,639
2023	\$84,324	\$21,000	\$105,324	\$53,308
2022	\$54,702	\$12,500	\$67,202	\$48,462
2021	\$31,556	\$12,500	\$44,056	\$44,056
2020	\$102,408	\$11,000	\$113,408	\$113,408

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.