



Address: [4618 RANCH VIEW RD](#)
City: FORT WORTH
Georeference: 31300-21-5B
Subdivision: OVERTON WEST ADDITION
Neighborhood Code: A4T010M

Latitude: 32.6967754096
Longitude: -97.3928239723
TAD Map: 2030-372
MAPSCO: TAR-089B



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

PROPERTY DATA

Legal Description: OVERTON WEST ADDITION
Block 21 Lot 5B

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: 1972

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 02106000

Site Name: OVERTON WEST ADDITION-21-5B

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,790

Percent Complete: 100%

Land Sqft^{*}: 6,534

Land Acres^{*}: 0.1500

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:
HYDRA RENTALS LLC
Primary Owner Address:
4609 BOULDER RUN
FORT WORTH, TX 76109

Deed Date: 3/24/2023
Deed Volume:
Deed Page:
Instrument: [D223066828](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HARDY CHRISTOPHER;HARDY SARAH	9/13/2022	D222227166		
MILLER CHERYL MONZINGO	6/17/2015	D215130161		
DUMMITT MARY F	10/5/2003	D203378225	0000000	0000000
THORNTON E A;THORNTON NANCY JOY	2/24/1997	00126820000078	0012682	0000078
HORN DOROTHY M	2/17/1988	00000000000000	0000000	0000000
HORN DOROTHY;HORN W S JR	6/22/1972	00052750000842	0005275	0000842

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	\$262,675	\$90,000	\$352,675	\$352,675
2024	\$262,675	\$90,000	\$352,675	\$352,675
2023	\$284,146	\$90,000	\$374,146	\$374,146
2022	\$170,716	\$90,000	\$260,716	\$203,915
2021	\$95,377	\$90,000	\$185,377	\$185,377
2020	\$104,938	\$90,000	\$194,938	\$194,938

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.