

## LOCATION

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**Address:** [4305 CURZON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 45810-28-3  
**Subdivision:** WEST FT WORTH LAND CO  
**Neighborhood Code:** 4D004C

**Latitude:** 32.7297072907  
**Longitude:** -97.3826743493  
**TAD Map:** 2036-384  
**MAPSCO:** TAR-075L



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:** WEST FT WORTH LAND CO  
Block 28 Lot 3

**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:** 1942

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 03443124

**Site Name:** WEST FT WORTH LAND CO-28-3

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,285

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**Pool:** N

+++ Rounded.

\* 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:**

HILL CAROL A

**Primary Owner Address:**

308 CROWN RD  
WEATHERFORD, TX 76087

**Deed Date:** 10/27/2000

**Deed Volume:** 0014591

**Deed Page:** 0000147

**Instrument:** 00145910000147

Previous Owners	Date	Instrument	Deed Volume	Deed Page
METRO RESEARCH HOMES INC	8/16/1995	00121000001601	0012100	0001601
HALE HALFORD S JR	3/11/1986	00084820000513	0008482	0000513
LOUGHRY BENJAMIN D	7/29/1985	00082570000063	0008257	0000063
RICHARD J CRUISE	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	\$240,586	\$55,000	\$295,586	\$295,586
2023	\$223,741	\$55,000	\$278,741	\$278,741
2022	\$191,908	\$55,000	\$246,908	\$246,908
2021	\$172,557	\$55,000	\$227,557	\$227,557
2020	\$159,052	\$55,000	\$214,052	\$211,944

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.