



**Address:** [4601 RANCH VIEW RD](#)  
**City:** FORT WORTH  
**Georeference:** 31300-20-26  
**Subdivision:** OVERTON WEST ADDITION  
**Neighborhood Code:** M4T03O

**Latitude:** 32.695995721  
**Longitude:** -97.3915605192  
**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 20 Lot 26 LESS PORTION WITH EXEMPTION  
(34% OF LAND VALUE)

**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:** B

**Year Built:** 1969

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02105950

**Site Name:** OVERTON WEST ADDITION-20-26-E1

**Site Class:** B - Residential - Multifamily

**Parcels:** 2

**Approximate Size<sup>+++</sup>:** 4,668

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 18,209

**Land Acres<sup>\*</sup>:** 0.4180

**Pool:** N

<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

**Current Owner:**

MCBURNETT KEVIN  
MCBURNETT CRAIG

**Primary Owner Address:**

4150 SARITA DR  
FORT WORTH, TX 76109-4744

**Deed Date:** 9/17/2014

**Deed Volume:**

**Deed Page:**

**Instrument:** [D214204712](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LABOVITZ CYNTHIA;LABOVITZ HARRY	4/20/2006	<a href="#">D206128114</a>	0000000	0000000
ARDMORE APARTMENTS INC	1/11/2005	<a href="#">D205018485</a>	0000000	0000000
RASHTI AARON JOSEPH	5/15/1993	00110700002292	0011070	0002292
RASHTI AARON	1/1/1986	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	\$233,757	\$61,200	\$294,957	\$294,957
2024	\$233,757	\$61,200	\$294,957	\$294,957
2023	\$241,081	\$61,200	\$302,281	\$302,281
2022	\$184,511	\$61,200	\$245,711	\$245,711
2021	\$185,422	\$61,200	\$246,622	\$246,622
2020	\$114,454	\$61,200	\$175,654	\$175,654

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.