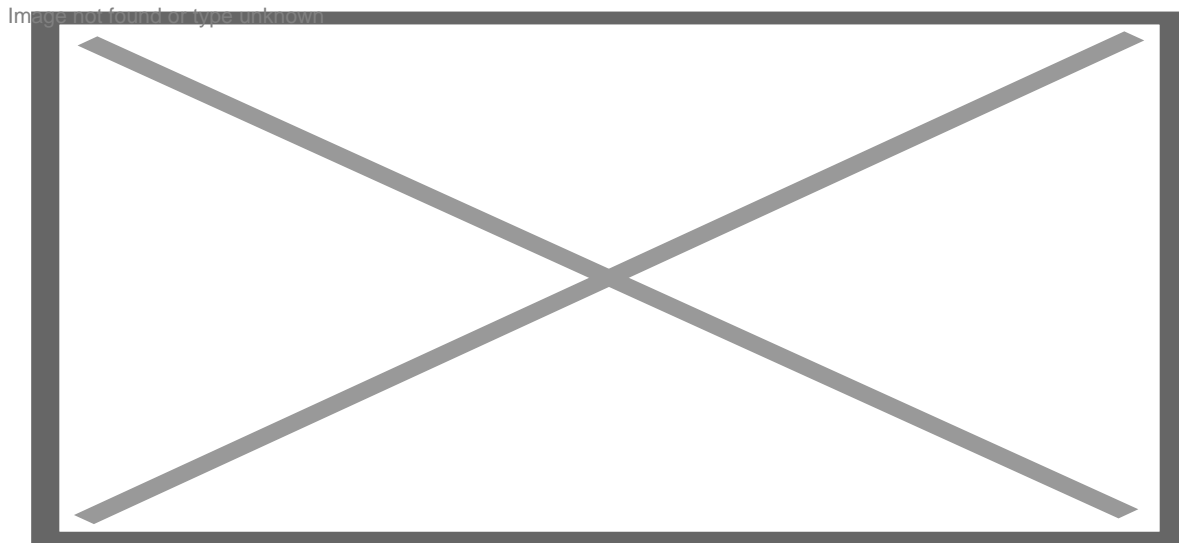




Address: [4017 TORTOISE LN](#)
City: TARRANT COUNTY
Georeference: 44033H-12-33
Subdivision: TURTLE CREEK RANCH ADDITION
Neighborhood Code: 2Y100Z

Latitude: 32.8276043324
Longitude: -97.5087774912
TAD Map: 1994-420
MAPSCO: TAR-044N



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

PROPERTY DATA

Legal Description: TURTLE CREEK RANCH
ADDITION Block 12 Lot 33

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
AZLE ISD (915)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: PROPERTY TAX LOCK (11667)

Protest Deadline Date: 5/15/2025

Site Number: 40136353

Site Name: TURTLE CREEK RANCH ADDITION-12-33

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,261

Percent Complete: 100%

Land Sqft^{*}: 43,560

Land Acres^{*}: 1.0000

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:

DICKINSON JOHN M
DICKINSON CAROLYN

Deed Date: 8/31/2004

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D204277507](#)

Primary Owner Address:

4017 TORTOISE LN
FORT WORTH, TX 76135-5380

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KENNETH L MERRITT CONST CO	11/12/2003	D203433030	0000000	0000000
1886 LP	1/1/2002	0000000000000000	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	\$354,515	\$82,500	\$437,015	\$437,015
2023	\$387,345	\$82,500	\$469,845	\$415,030
2022	\$341,500	\$42,500	\$384,000	\$377,300
2021	\$300,500	\$42,500	\$343,000	\$343,000
2020	\$308,000	\$35,000	\$343,000	\$343,000

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)
- DISABLED VET 70 to 99 PCT 11.22

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.