



Address: [4517 RANCHO BLANCA CT](#)
City: TARRANT COUNTY
Georeference: 23036-1-3
Subdivision: LA CANTERA
Neighborhood Code: 2Y100T

Latitude: 32.8214157776
Longitude: -97.5121234518
TAD Map: 1994-420
MAPSCO: TAR-044N



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

PROPERTY DATA

Legal Description: LA CANTERA Block 1 Lot 3

Jurisdictions:

- TARRANT COUNTY (220)
- EMERGENCY SVCS DIST #1 (222)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- WHITE SETTLEMENT ISD (920)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

Site Number: 40152030

Site Name: LA CANTERA Block 1 Lot 3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,549

Percent Complete: 100%

Land Sqft^{*}: 66,211

Land Acres^{*}: 1.5199

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:

LYONS CARTER J
LYONS JENNIFER L

Primary Owner Address:
4517 RANCHO BLANCA CT
FORT WORTH, TX 76108

Deed Date: 2/14/2022
Deed Volume:
Deed Page:
Instrument: [D222044027](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIGGIO MARIA A	9/4/2020	D220230657		
RIGGIO MARIA A;THORPE JUSTIN L	9/3/2020	D220230657		
LEWIS CAROL	1/30/2014	D214023253	0000000	0000000
GONZALES DAVID T;GONZALES KELLY	5/14/2004	00000000000000	0000000	0000000
FENIMORE D T GONZALES;FENIMORE KELLY	10/9/2003	D203387706	0000000	0000000
MONTCLAIRE CUST HOMES INC	6/3/2003	00168060000088	0016806	0000088
WILLOW SPRINGS JV LTD	1/1/2003	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	\$0	\$0	\$0	\$0
2024	\$320,448	\$157,798	\$478,246	\$478,246
2023	\$428,202	\$157,798	\$586,000	\$586,000
2022	\$196,352	\$48,899	\$245,251	\$240,235
2021	\$173,395	\$45,000	\$218,395	\$218,395
2020	\$135,189	\$45,000	\$180,189	\$180,189

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.