

Tarrant Appraisal District Property Information | PDF Account Number: 42455772

Address: 4602 RANCH VIEW RD

City: FORT WORTH Georeference: 31300-21-1 Subdivision: OVERTON WEST ADDITION Neighborhood Code: M4T03O Latitude: 32.6964997294 Longitude: -97.3913667373 TAD Map: 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 1 E2-PORTION WITHOUT EXEMPTION

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) - Residential - Multifamily TARRANT COUNTY COLORED (225) FORT WORTH ISD (905) Approximate Size +++: 4,142 State Code: B Percent Complete: 100%

Year Built: 1973 **Land Sqft**^{*}: 18,161

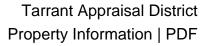
Personal Property Accounted/Acres*: 0.4169

Agent: THE RAY TAX GRPb切:山C (01008) Protest Deadline Date:

5/15/2025

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.





OWNER INFORMATION

Current Owner: DAY GILBERT L DAY SUE S Primary Owner Address: 3000 S HULEN STE 124-165 FORT WORTH, TX 76109

Deed Date: 1/1/2019 Deed Volume: Deed Page: Instrument: D215185934

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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$140,532	\$90,000	\$230,532	\$230,532
2024	\$139,760	\$90,000	\$229,760	\$229,760
2023	\$138,617	\$90,000	\$228,617	\$228,617
2022	\$125,838	\$90,000	\$215,838	\$215,838
2021	\$127,946	\$90,000	\$217,946	\$217,946
2020	\$101,000	\$90,000	\$191,000	\$191,000

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

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.