



Address: [4806 TRADITION ST](#)
City: HALTOM CITY
Georeference: 17831-B-21
Subdivision: HERITAGE VILLAGE
Neighborhood Code: 3H010J

Latitude: 32.8331319045
Longitude: -97.2710778182
TAD Map: 2066-424
MAPSCO: TAR-050L



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

PROPERTY DATA

Legal Description: HERITAGE VILLAGE Block B Lot 21

Jurisdictions:

- HALTOM CITY (027)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

State Code: A

Year Built: 2024

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800065603

Site Name: HERITAGE VILLAGE Block B Lot 21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,809

Percent Complete: 100%

Land Sqft^{*}: 3,465

Land Acres^{*}: 0.0795

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:

MAZANGI REAGAN N
KIMFUTA BELBICHE B

Primary Owner Address:

4806 TRADITION ST
HALTOM CITY, TX 76117

Deed Date: 10/31/2024

Deed Volume:

Deed Page:

Instrument: [D224196458](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
D R HORTON - TEXAS LTD	4/4/2024	D224058002		

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	\$0	\$34,300	\$34,300	\$34,300
2023	\$0	\$43,750	\$43,750	\$43,750
2022	\$0	\$25,000	\$25,000	\$25,000
0	\$0	\$0	\$0	\$0

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)

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.