



Address: [4025 MC CART AVE](#)
City: FORT WORTH
Georeference: 2810-4-6
Subdivision: BLANTON'S ADDITION
Neighborhood Code: 4T930C

Latitude: 32.6894258725
Longitude: -97.3526634375
TAD Map: 2042-372
MAPSCO: TAR-090F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BLANTON'S ADDITION Block 4
Lot 6 BLK 4 LOTS 6 & 7

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)

Site Number: 00228400

Site Name: BLANTON'S ADDITION Block 4 Lot 6 BLK 4 LOTS 6 & 7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 980

State Code: A

Percent Complete: 100%

Year Built: 1946

Land Sqft^{*}: 14,941

Personal Property Account: N/A

Land Acres^{*}: 0.3430

Agent: None

Pool: N

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

ARAIZA LORENA
ARAIZA MARTIN LEYVA

Primary Owner Address:

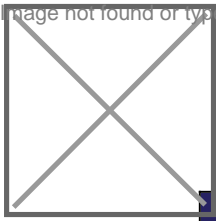
4017 MCCART AVE
FORT WORTH, TX 76110-5925

Deed Date: 3/11/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209091050](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WAINSTEIN PAULINA	4/1/1999	00137530000410	0013753	0000410
WAINSTEIN LUIS	4/23/1994	00115590002065	0011559	0002065
PATE VIRGINIA F	5/1/1983	00075080001317	0007508	0001317
CHILDERS JAMES T	12/31/1900	00053710000805	0005371	0000805

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	\$154,882	\$49,941	\$204,823	\$204,823
2024	\$154,882	\$49,941	\$204,823	\$204,713
2023	\$120,653	\$49,941	\$170,594	\$170,594
2022	\$121,720	\$37,500	\$159,220	\$159,220
2021	\$97,385	\$37,500	\$134,885	\$134,885
2020	\$71,654	\$37,500	\$109,154	\$109,154

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.