



Address: [4317 SPRINGBRANCH DR](#)
City: BENBROOK
Georeference: 3847-2-5R
Subdivision: BROOKS-MORELAND ADDITION
Neighborhood Code: 4W003H

Latitude: 32.7092560183
Longitude: -97.4627297762
TAD Map: 2006-376
MAPSCO: TAR-073X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BROOKS-MORELAND
ADDITION Block 2 Lot 5R

Jurisdictions:
CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A
Year Built: 1968
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 00320013
Site Name: BROOKS-MORELAND ADDITION-2-5R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,423
Percent Complete: 100%
Land Sqft^{*}: 14,670
Land Acres^{*}: 0.3367
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:
HUGHES NANCY K
HUGHES ORSON G
Primary Owner Address:
31150 SANTIAGO RD
TEMECULA, CA 92592

Deed Date: 3/15/2021
Deed Volume:
Deed Page:
Instrument: [D221072134](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIIBE REBECCA J EST	3/31/2014	D214271562		
RIIBE ALLEN L EST	12/31/1900	000000000000000	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	\$194,103	\$50,000	\$244,103	\$244,103
2024	\$194,103	\$50,000	\$244,103	\$244,103
2023	\$198,901	\$50,000	\$248,901	\$248,901
2022	\$183,778	\$50,000	\$233,778	\$233,778
2021	\$155,611	\$50,000	\$205,611	\$205,611
2020	\$204,992	\$50,000	\$254,992	\$254,992

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.