



**Address:** [4612 CINNAMON HILL DR](#)  
**City:** FORT WORTH  
**Georeference:** 6270-6-8  
**Subdivision:** CANDLERIDGE ADDITION  
**Neighborhood Code:** 4S120D

**Latitude:** 32.6462794271  
**Longitude:** -97.39375781  
**TAD Map:** 2030-356  
**MAPSCO:** TAR-103B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CANDLERIDGE ADDITION  
Block 6 Lot 8

**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)

**State Code:** A  
**Year Built:** 1978  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00410942  
**Site Name:** CANDLERIDGE ADDITION-6-8  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,838  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,471  
**Land Acres<sup>\*</sup>:** 0.2174  
**Pool:** Y

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**  
VILLA ARTURO  
VILLA CECILIA C  
**Primary Owner Address:**  
4612 CINNAMON HILL DR  
FORT WORTH, TX 76133-6227

**Deed Date:** 12/31/1900  
**Deed Volume:** 0006610  
**Deed Page:** 0000537  
**Instrument:** 00066100000537

## 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 <sup>+</sup>
2025	\$269,455	\$45,000	\$314,455	\$314,455
2024	\$269,455	\$45,000	\$314,455	\$314,455
2023	\$254,799	\$45,000	\$299,799	\$299,799
2022	\$234,853	\$45,000	\$279,853	\$275,837
2021	\$205,761	\$45,000	\$250,761	\$250,761
2020	\$193,864	\$45,000	\$238,864	\$230,142

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.