



Address: [7101 FULLER CIR](#)
City: FORT WORTH
Georeference: 6270-12-37
Subdivision: CANDLERIDGE ADDITION
Neighborhood Code: M4S05C

Latitude: 32.6430155535
Longitude: -97.3954843292
TAD Map: 2030-352
MAPSCO: TAR-103A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CANDLERIDGE ADDITION
Block 12 Lot 37

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: B

Year Built: 1978

Personal Property Account: N/A

Agent: PROPERTY TAX LOCK (11667)

Protest Deadline Date: 5/24/2024

Site Number: 00412848
Site Name: CANDLERIDGE ADDITION-12-37
Site Class: B - Residential - Multifamily
Parcels: 1
Approximate Size⁺⁺⁺: 3,506
Percent Complete: 100%
Land Sqft^{*}: 12,100
Land Acres^{*}: 0.2777
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:
KAREN T HILBURN REVOCABLE LIVING TRUST
Primary Owner Address:
5299 E VERMONT ST
LONG BEACH, CA 90814

Deed Date: 3/8/2018
Deed Volume:
Deed Page:
Instrument: [D218069883](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HILBURN KAREN T	9/2/2010	D210217480	0000000	0000000
BATTS ANTHONY W	4/14/2006	D206129039	0000000	0000000
HILBURN KAREN T	3/27/2006	D206102363	0000000	0000000
WILLIAMS CECELIA E; WILLIAMS DAN	1/13/1997	00126460000032	0012646	0000032
WARD SIDNEY	11/10/1990	00101130001065	0010113	0001065
SECRETARY OF HUD	2/7/1990	00098520001387	0009852	0001387
MORTGAGE & TRUST INC	2/6/1990	00098340001013	0009834	0001013
BLUBAUGH CAROLYN; BLUBAUGH MICHAEL A	12/31/1900	00000000000000	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	\$360,152	\$50,000	\$410,152	\$410,152
2024	\$360,152	\$50,000	\$410,152	\$410,152
2023	\$352,110	\$50,000	\$402,110	\$402,110
2022	\$346,100	\$45,000	\$391,100	\$391,100
2021	\$200,000	\$45,000	\$245,000	\$245,000
2020	\$200,000	\$45,000	\$245,000	\$245,000

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.