



Address: [4308 KING RICHARDS LN](#)
City: FORT WORTH
Georeference: 6270-13-16
Subdivision: CANDLERIDGE ADDITION
Neighborhood Code: 4S410B

Latitude: 32.6407129649
Longitude: -97.3894104009
TAD Map: 2030-352
MAPSCO: TAR-103F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CANDLERIDGE ADDITION
Block 13 Lot 16

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: 00413038
Site Name: CANDLERIDGE ADDITION-13-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,363
Percent Complete: 100%
Land Sqft^{*}: 12,765
Land Acres^{*}: 0.2930
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

FLORES BERENICE
SOSA CRISTOFER

Primary Owner Address:

4308 KING RICHARDS LN
FORT WORTH, TX 76133

Deed Date: 3/2/2023

Deed Volume:

Deed Page:

Instrument: [D223035344](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAMPSON MIKE LANE	2/5/2022	D223023281		
MELTON DAVID K EST;MELTON DONNA L	4/21/2004	D204124613	0000000	0000000
TAYLOR LINDA K	2/28/2002	00164910000409	0016491	0000409
TAYLOR JOHN T;TAYLOR LINDA	4/26/1996	00123750002088	0012375	0002088
WILLIAMS DEIDRE;WILLIAMS THOMAS C	2/14/1985	00081040000416	0008104	0000416
SUMMERS SANDRA S	6/1/1982	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	\$326,153	\$45,000	\$371,153	\$371,153
2024	\$326,153	\$45,000	\$371,153	\$371,153
2023	\$334,818	\$45,000	\$379,818	\$379,818
2022	\$261,111	\$45,000	\$306,111	\$298,106
2021	\$226,005	\$45,000	\$271,005	\$271,005
2020	\$202,763	\$45,000	\$247,763	\$247,763

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.