



Address: [4617 BYERS AVE](#)
City: FORT WORTH
Georeference: 6980-41-9
Subdivision: CHAMBERLAIN ARLINGTON HTS 1ST
Neighborhood Code: 4C210D

Latitude: 32.7383059332
Longitude: -97.3884994962
TAD Map: 2030-388
MAPSCO: TAR-075F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHAMBERLAIN ARLINGTON
HTS 1ST Block 41 Lot 9 & 10

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: 1921
Personal Property Account: N/A
Agent: THE RAY TAX GROUP LLC (01008)
Protest Deadline Date: 5/24/2024

Site Number: 00475459
Site Name: CHAMBERLAIN ARLINGTON HTS 1ST-41-9-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,120
Percent Complete: 100%
Land Sqft^{*}: 6,250
Land Acres^{*}: 0.1434
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:
LAUDENSLAGER JOHN ALLEN
CRAIN AMY MICHELLE
Primary Owner Address:
4617 BYERS AVE
FORT WORTH, TX 76107

Deed Date: 1/25/2017
Deed Volume:
Deed Page:
Instrument: [D217029296](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAUDENSLAGER AMY CRAIN;LAUDENSLAGER JOHN	5/7/2011	D211124301	0000000	0000000
CRAIN AMY;CRAIN JOHN L	12/17/2007	D207446606	0000000	0000000
CRAIN AMY M	2/20/2001	00147390000249	0014739	0000249
MCKINNEY ROBERT A	11/10/1998	00135240000153	0013524	0000153
WELLS DAVID ALLEN	2/27/1990	00098540000433	0009854	0000433
FREELORA JAN BURTON	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	\$93,942	\$153,750	\$247,692	\$247,692
2024	\$143,599	\$153,750	\$297,349	\$297,349
2023	\$149,957	\$153,750	\$303,707	\$293,636
2022	\$113,192	\$153,750	\$266,942	\$266,942
2021	\$109,120	\$153,750	\$262,870	\$262,870
2020	\$95,335	\$150,000	\$245,335	\$239,161

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.