



Address: [4012 HAWLET ST](#)
City: FORT WORTH
Georeference: 7350-17-29-30
Subdivision: CLAIREMONT PLACE
Neighborhood Code: 1H040J

Latitude: 32.7343548331
Longitude: -97.266181249
TAD Map: 2066-388
MAPSCO: TAR-078M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CLAIREMONT PLACE Block 17
E29.5'-29 W20.5'-30

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: 1946

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$135,556

Protest Deadline Date: 5/24/2024

Site Number: 00545023

Site Name: CLAIREMONT PLACE-17-29-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 728

Percent Complete: 100%

Land Sqft^{*}: 7,500

Land Acres^{*}: 0.1721

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:

PEREZ ARTURO A
PEREZ VIRGINIA

Primary Owner Address:

4012 HAWLET ST
FORT WORTH, TX 76103-3923

Deed Date: 6/5/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211166458](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LOPEZ ARMANDO C	4/6/2001	D211166453	0000000	0000000
LOPEZ ARMANDO;LOPEZ JEANNI EST	10/6/1993	00113310000147	0011331	0000147
KEMPER P CAMPBELL;KEMPER PATRICIA	9/29/1993	00113310000144	0011331	0000144
TYSON CARLANDA;TYSON LEE R	2/18/1990	00098530000981	0009853	0000981
KEMPER P D CAMPBEL;KEMPER PATRICIA	11/21/1988	00094420001543	0009442	0001543
GILMORE A E	8/30/1984	00079360002142	0007936	0002142
GILMORE VESTER	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	\$113,056	\$22,500	\$135,556	\$51,097
2024	\$113,056	\$22,500	\$135,556	\$46,452
2023	\$95,909	\$22,500	\$118,409	\$42,229
2022	\$88,557	\$5,000	\$93,557	\$38,390
2021	\$76,923	\$5,000	\$81,923	\$34,900
2020	\$60,736	\$5,000	\$65,736	\$31,727

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.