



Address: [4524 NOLAN ST](#)
City: FORT WORTH
Georeference: 7570-4-9-30
Subdivision: COBBS ORCHARD ADDITION
Neighborhood Code: 1H050D

Latitude: 32.6972273921
Longitude: -97.2761097352
TAD Map: 2066-372
MAPSCO: TAR-092C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COBBS ORCHARD ADDITION
Block 4 N 37.5' 9 & S 37.5' 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: 1947

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$125,922

Protest Deadline Date: 5/24/2024

Site Number: 00555568

Site Name: COBBS ORCHARD ADDITION-4-9-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,503

Percent Complete: 100%

Land Sqft^{*}: 13,125

Land Acres^{*}: 0.3013

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:

FRANKLIN KENNETH
FRANKLIN STEPHAN

Primary Owner Address:

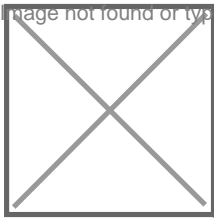
4524 NOLAN ST
FORT WORTH, TX 76119-3416

Deed Date: 4/30/1987

Deed Volume: 0008929

Deed Page: 0000550

Instrument: 00089290000550



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRYMER RUFUS R	12/31/1900	0000000000000000	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	\$92,797	\$33,125	\$125,922	\$105,287
2024	\$92,797	\$33,125	\$125,922	\$95,715
2023	\$92,728	\$33,125	\$125,853	\$87,014
2022	\$91,348	\$4,000	\$95,348	\$79,104
2021	\$68,498	\$4,000	\$72,498	\$71,913
2020	\$61,375	\$4,000	\$65,375	\$65,375

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.