

Tarrant Appraisal District

Property Information | PDF

Account Number: 00901628

Address: 4008 BIRCHMAN AVE

City: FORT WORTH
Georeference: 13410-56-8

Subdivision: FACTORY PLACE ADDITION

Neighborhood Code: 4C210C

Googlet Mapd or type unknown

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

## PROPERTY DATA

Legal Description: FACTORY PLACE ADDITION

Block 56 Lot 8

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: 1939

Personal Property Account: N/A Agent: OWNWELL INC (12140) Protest Deadline Date: 5/24/2024 Site Number: 00901628

Latitude: 32.7346854897

**TAD Map:** 2036-388 **MAPSCO:** TAR-075M

Longitude: -97.3773060558

**Site Name:** FACTORY PLACE ADDITION-56-8 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,029
Percent Complete: 100%

**Land Sqft\***: 6,000 **Land Acres\***: 0.1377

Pool: N

+++ Rounded.

## OWNER INFORMATION

Current Owner:

PHILLIPS EMILY ANN

Primary Owner Address:

4008 BIRCHMAN AVE

Deed Date: 5/26/1987

Deed Volume: 0008958

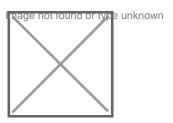
Deed Page: 0001381

FORT WORTH, TX 76107-4405 Instrument: 00089580001381

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAWRENCE DIANE;LAWRENCE JAMES B	1/30/1985	00081180001664	0008118	0001664
JUDY JANE HARGRAVE	12/31/1900	00000000000000	0000000	0000000

08-02-2025 Page 1

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



**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	\$1,272	\$149,636	\$150,908	\$150,908
2024	\$28,000	\$150,000	\$178,000	\$178,000
2023	\$44,713	\$150,000	\$194,713	\$194,713
2022	\$31,463	\$150,000	\$181,463	\$181,463
2021	\$29,824	\$150,000	\$179,824	\$179,824
2020	\$36,591	\$150,000	\$186,591	\$186,591

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

08-02-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.