



**Address:** [5821 CAPITAL ST](#)  
**City:** FOREST HILL  
**Georeference:** 14260-6-5  
**Subdivision:** FOREST OAKS ADDITION-FOREST HL  
**Neighborhood Code:** 1H070H

**Latitude:** 32.6729252811  
**Longitude:** -97.2668946175  
**TAD Map:** 2066-364  
**MAPSCO:** TAR-092R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FOREST OAKS ADDITION-  
FOREST HL Block 6 Lot 5

**Jurisdictions:**

CITY OF FOREST HILL (010)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1954

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$229,576

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00953091

**Site Name:** FOREST OAKS ADDITION-FOREST HL-6-5

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,058

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,125

**Land Acres<sup>\*</sup>:** 0.2324

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

KANNENBERG NICHOLAS PATRICK

**Primary Owner Address:**

5821 CAPITAL ST  
FORT WORTH, TX 76119

**Deed Date:** 11/24/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220310909](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOLDT INVESTMENT PROPERTIES LLC	3/31/2020	<a href="#">D220076399</a>		
VILLALOBOS FLORA P	11/27/2019	<a href="#">D220072193</a>		
VILLALOBOS RAY	12/31/1900	00105600001997	0010560	0001997
A J MCCURLEY	12/30/1900	00000000000000	0000000	0000000
CRAM MTG CO	12/29/1900	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 <sup>+</sup>
2025	\$199,451	\$30,125	\$229,576	\$151,568
2024	\$199,451	\$30,125	\$229,576	\$137,789
2023	\$179,875	\$30,125	\$210,000	\$125,263
2022	\$151,985	\$10,125	\$162,110	\$113,875
2021	\$93,398	\$10,125	\$103,523	\$103,523
2020	\$54,130	\$10,125	\$64,255	\$44,612

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.