



**Address:** [4948 MELODYLANE ST](#)  
**City:** FORT WORTH  
**Georeference:** 25725-8-10A  
**Subdivision:** MELODY HILLS ADDITION  
**Neighborhood Code:** 3H050B

**Latitude:** 32.8322999232  
**Longitude:** -97.3094372586  
**TAD Map:** 2054-424  
**MAPSCO:** TAR-049L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MELODY HILLS ADDITION  
Block 8 Lot 10A

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 1955

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 01758748

**Site Name:** MELODY HILLS ADDITION-8-10A

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,317

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,000

**Land Acres<sup>\*</sup>:** 0.1377

**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:**

MIRANDA HALEY A

MIRANDA CHRISTOPHER A

**Primary Owner Address:**

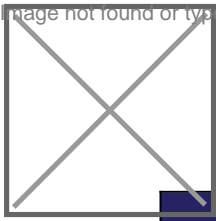
4948 MELODY LANE ST  
FORT WORTH, TX 76137

**Deed Date:** 9/23/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222236161](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
AS REAL ESTATE DFW LLC	2/17/2022	<a href="#">D222048503</a>		
BARTON ROSEMARY	6/26/1998	00133680000272	0013368	0000272
BARTON CLINTON E	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 <sup>+</sup>
2025	\$197,500	\$22,500	\$220,000	\$220,000
2024	\$197,500	\$22,500	\$220,000	\$220,000
2023	\$201,941	\$22,500	\$224,441	\$224,441
2022	\$112,170	\$15,750	\$127,920	\$65,251
2021	\$47,319	\$12,000	\$59,319	\$59,319
2020	\$43,616	\$12,000	\$55,616	\$55,616

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.