



Address: [4504 CAIN CT](#)
City: FORT WORTH
Georeference: 26940-5-2
Subdivision: MOUNT VERNON HEIGHTS ADDITION
Neighborhood Code: 1H030C

Latitude: 32.7481840699
Longitude: -97.2551881567
TAD Map: 2072-392
MAPSCO: TAR-079A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MOUNT VERNON HEIGHTS
ADDITION Block 5 Lot 2

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)

Site Number: 01827189
Site Name: MOUNT VERNON HEIGHTS ADDITION-5-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,638
Percent Complete: 100%
Land Sqft^{*}: 10,725
Land Acres^{*}: 0.2462
Pool: N

State Code: A

Year Built: 1952

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$245,695

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

PATTERSON T G
PATTERSON ROSEMARY
Primary Owner Address:
4504 CAIN CT
FORT WORTH, TX 76103-2730

Deed Date: 6/26/1995
Deed Volume: 0012009
Deed Page: 0001087
Instrument: 00120090001087

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOWLER NANCY K	3/10/1989	00095380000344	0009538	0000344
MEACHAM LUTHER T	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	\$214,970	\$30,725	\$245,695	\$174,559
2024	\$214,970	\$30,725	\$245,695	\$158,690
2023	\$200,305	\$30,725	\$231,030	\$144,264
2022	\$189,362	\$15,000	\$204,362	\$131,149
2021	\$149,167	\$15,000	\$164,167	\$119,226
2020	\$133,760	\$15,000	\$148,760	\$108,387

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.