



**Address:** [4612 FAIR PARK BLVD](#)  
**City:** FORT WORTH  
**Georeference:** 30690-1-22  
**Subdivision:** OAKRIDGE TERRACE  
**Neighborhood Code:** 1H080L

**Latitude:** 32.6797851312  
**Longitude:** -97.314358995  
**TAD Map:** 2054-368  
**MAPSCO:** TAR-091K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** OAKRIDGE TERRACE Block 1  
Lot 22

**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:** 1964

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$142,032

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

**Site Number:** 02037726

**Site Name:** OAKRIDGE TERRACE-1-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,312

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,190

**Land Acres<sup>\*</sup>:** 0.1880

**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:**

MENDIAZ KARIN AARON GOMEZ

**Primary Owner Address:**

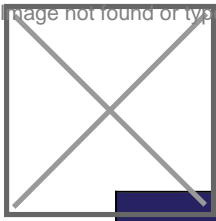
4612 FAIR PARK BLVD  
FORT WORTH, TX 76115

**Deed Date:** 2/4/2025

**Deed Volume:**

**Deed Page:**

**Instrument:** [D225019535](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALPHA GROUP REAL ESTATE LLC	9/24/2024	<a href="#">D224171355</a>		
MASON FREDRICK	5/17/2022	<a href="#">D222138682</a>		
MASON BARBARA F ETAL	5/31/1991	00102730000614	0010273	0000614
MCBROOM MARVIN W	3/3/1991	00101890001001	0010189	0001001
GRIMMETT THERESA	3/2/1991	00101890000982	0010189	0000982
GRIMMETT THERESA ETAL	3/1/1991	00101890000979	0010189	0000979
GRIMMETT JOHN D	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	\$117,462	\$24,570	\$142,032	\$142,032
2024	\$117,462	\$24,570	\$142,032	\$142,032
2023	\$116,448	\$24,570	\$141,018	\$141,018
2022	\$85,182	\$13,000	\$98,182	\$88,134
2021	\$67,122	\$13,000	\$80,122	\$80,122
2020	\$68,421	\$13,000	\$81,421	\$74,775

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

There are no exemptions for this property

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.