



Address: [4421 RANCH VIEW RD](#)
City: FORT WORTH
Georeference: 31300-10-25
Subdivision: OVERTON WEST ADDITION
Neighborhood Code: 4T003F

Latitude: 32.6960459879
Longitude: -97.3887710717
TAD Map: 2030-372
MAPSCO: TAR-089B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OVERTON WEST ADDITION
Block 10 Lot 25
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
Protest Deadline Date: 5/24/2024

Site Number: 02103222
Site Name: OVERTON WEST ADDITION-10-25
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,326
Percent Complete: 100%
Land Sqft^{*}: 11,640
Land Acres^{*}: 0.2672
Pool: N

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

OWNER INFORMATION

Current Owner:
KING MICHAEL
KING CARRIE
Primary Owner Address:
4421 RANCH VIEW RD
FORT WORTH, TX 76109
Deed Date: 11/18/2022
Deed Volume:
Deed Page:
Instrument: [D222272603](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAUSCH JAMES MICHAEL JR;BAUSCH ROBERT H	4/24/2022	142-22-083876		
BAUSCH JAMES MICHAEL EST	6/23/2008	00000000000000	0000000	0000000
BAUSCH JAMES M;BAUSCH ROSE EST	12/31/1900	00039530000108	0003953	0000108

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	\$203,600	\$216,400	\$420,000	\$420,000
2024	\$203,600	\$216,400	\$420,000	\$420,000
2023	\$284,248	\$208,200	\$492,448	\$492,448
2022	\$268,863	\$208,240	\$477,103	\$423,134
2021	\$231,667	\$153,000	\$384,667	\$384,667
2020	\$209,847	\$153,000	\$362,847	\$362,847

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.