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**Address:** [4200 WORTH FOREST DR](#)  
**City:** ARLINGTON  
**Georeference:** 32655-1-1  
**Subdivision:** PLEASANT RIDGE ESTATES  
**Neighborhood Code:** 1L010A

**Latitude:** 32.6775235426  
**Longitude:** -97.1532293253  
**TAD Map:** 2102-364  
**MAPSCO:** TAR-095R



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

## PROPERTY DATA

**Legal Description:** PLEASANT RIDGE ESTATES  
Block 1 Lot 1

**Jurisdictions:**

- CITY OF ARLINGTON (024)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1991

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02228033

**Site Name:** PLEASANT RIDGE ESTATES-1-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,429

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,030

**Land Acres<sup>\*</sup>:** 0.1843

**Pool:** Y

<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:**

PHILLIPS C LARRY

**Primary Owner Address:**

4004 FAIRMONT CT  
BEDFORD, TX 76021

**Deed Date:** 9/27/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216245790](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONWAY SHARON E;CONWAY TONY R	6/27/1991	00103110000049	0010311	0000049
CENTENNIAL HOMES INC	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	\$375,520	\$57,030	\$432,550	\$432,550
2024	\$375,520	\$57,030	\$432,550	\$432,550
2023	\$353,390	\$50,000	\$403,390	\$403,390
2022	\$280,533	\$50,000	\$330,533	\$330,533
2021	\$206,000	\$45,000	\$251,000	\$251,000
2020	\$206,000	\$45,000	\$251,000	\$251,000

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.