

Tarrant Appraisal District

Property Information | PDF

Account Number: 02390922

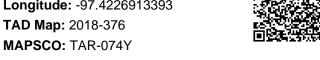
Latitude: 32.7075916503 Address: 4404 HYATT CT City: FORT WORTH Longitude: -97.4226913393 **Georeference:** 34275-3-4

Subdivision: RIDGEVIEW ADDITION-FORT WORTH

Neighborhood Code: 4R003I

Googlet Mapd or type unknown

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



PROPERTY DATA

Legal Description: RIDGEVIEW ADDITION-FORT

WORTH Block 3 Lot 4

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 02390922

TARRANT COUNTY (220) Site Name: RIDGEVIEW ADDITION-FORT WORTH-3-4

TARRANT REGIONAL WATER DISTRICT (223) Site Class: A1 - Residential - Single Family

TARRANT COUNTY HOSPITAL (224) Parcels: 1

TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905) Approximate Size+++: 2,750 State Code: A Percent Complete: 100%

Year Built: 1987 **Land Sqft*:** 13,113 Personal Property Account: N/A Land Acres*: 0.3010

Agent: None Pool: Y

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

Current Owner:

BIEN MARY KATHLEEN Deed Date: 1/7/2016 BIEN ROGER ALBERT Deed Volume: Primary Owner Address: Deed Page:

PO BOX 100276

Instrument: D216003914 FORT WORTH, TX 76185

07-25-2025 Page 1

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KRET RODNEY K	11/24/2004	D204370573	0000000	0000000
GALLINA ANDREW P	6/29/1998	00132960000057	0013296	0000057
EVERETT H B;EVERETT RUTH S	8/19/1985	00082810000615	0008281	0000615
RIDGEVIEW CORPORATION	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	\$368,864	\$110,000	\$478,864	\$478,864
2024	\$368,864	\$110,000	\$478,864	\$478,864
2023	\$379,029	\$110,000	\$489,029	\$489,029
2022	\$439,246	\$110,000	\$549,246	\$549,246
2021	\$299,103	\$110,000	\$409,103	\$409,103
2020	\$303,660	\$110,000	\$413,660	\$413,660

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

07-25-2025 Page 2

⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.