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**Address:** [4817 S RIVERSIDE DR](#)  
**City:** FORT WORTH  
**Georeference:** 34990-2-23  
**Subdivision:** ROLLING HILLS ADDITION  
**Neighborhood Code:** 1H050D

**Latitude:** 32.6921274669  
**Longitude:** -97.2986009347  
**TAD Map:** 2060-372  
**MAPSCO:** TAR-091H



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

## PROPERTY DATA

**Legal Description:** ROLLING HILLS ADDITION  
Block 2 Lot 23

**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:** 1952

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02491656

**Site Name:** ROLLING HILLS ADDITION-2-23

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,101

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,800

**Land Acres<sup>\*</sup>:** 0.2938

**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:**

FRANKLIN ERIKA

**Primary Owner Address:**

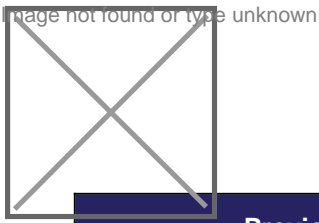
4817 S RIVERSIDE DR  
FORT WORTH, TX 76119-5511

**Deed Date:** 6/8/2006

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D206177631](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCOTT JOE N;SCOTT LELIA SCOTT	2/28/2006	<a href="#">D206073652</a>	0000000	0000000
MOREQUITY INC	10/4/2005	<a href="#">D205308203</a>	0000000	0000000
BAILEY RENA F	10/29/1996	000000000000000	0000000	0000000
BAILEY ARCHIE JOHNSON;BAILEY RENA	8/29/1995	00121000002219	0012100	0002219
HOMEVESTORS INC	7/24/1995	00120410000895	0012041	0000895
KEY ARCHIE A	12/31/1900	000000000000000	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	\$230,323	\$32,800	\$263,123	\$263,123
2024	\$230,323	\$32,800	\$263,123	\$263,123
2023	\$220,526	\$32,800	\$253,326	\$253,326
2022	\$201,552	\$10,000	\$211,552	\$211,552
2021	\$158,687	\$10,000	\$168,687	\$168,687
2020	\$136,818	\$10,000	\$146,818	\$146,818

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.