



Address: [4113 SCHADT CT](#)
City: FORT WORTH
Georeference: 36960-36-27R
Subdivision: SABINE PLACE ADDITION
Neighborhood Code: 2M200D

Latitude: 32.8184341821
Longitude: -97.3362331451
TAD Map: 2048-416
MAPSCO: TAR-048V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SABINE PLACE ADDITION
Block 36 Lot 27R

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: 1958

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$180,689

Protest Deadline Date: 5/24/2024

Site Number: 02634759
Site Name: SABINE PLACE ADDITION Block 36 Lot 27R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,096
Percent Complete: 100%
Land Sqft^{*}: 19,166
Land Acres^{*}: 0.4400
Pool: N

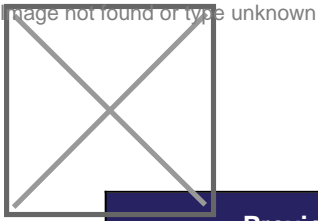
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
CANALES LAZARA
Primary Owner Address:
4113 SCHADT CT
FORT WORTH, TX 76106

Deed Date: 12/23/2016
Deed Volume:
Deed Page:
Instrument: [D223099337](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CANALES JOSE	11/20/2001	00152950000173	0015295	0000173
HATCHETT ANITA LINDSEY	7/11/1997	00153150000040	0015315	0000040
LINDSEY H D EST;LINDSEY MAXINE	12/31/1900	00069360001212	0006936	0001212

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	\$150,106	\$30,583	\$180,689	\$154,590
2024	\$150,106	\$30,583	\$180,689	\$140,536
2023	\$180,022	\$29,583	\$209,605	\$127,760
2022	\$134,409	\$6,000	\$140,409	\$116,145
2021	\$100,326	\$6,000	\$106,326	\$105,586
2020	\$92,475	\$6,000	\$98,475	\$95,987

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

- HOMESTEAD GENERAL 11.13(b)

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.