



**Address:** [4844 TOWNSEND DR](#)  
**City:** FORT WORTH  
**Georeference:** 37860-22-13  
**Subdivision:** SEMINARY HILL ADDITION  
**Neighborhood Code:** 4T930I

**Latitude:** 32.6755523899  
**Longitude:** -97.3490996691  
**TAD Map:** 2042-364  
**MAPSCO:** TAR-090Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SEMINARY HILL ADDITION  
Block 22 Lot 13

**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:** 1949  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 7/12/2024

**Site Number:** 02700654  
**Site Name:** SEMINARY HILL ADDITION-22-13  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 912  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,500  
**Land Acres<sup>\*</sup>:** 0.1721  
**Pool:** N

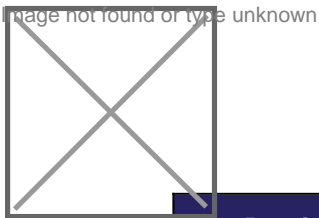
<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**  
RIOJAS NIXDALY  
**Primary Owner Address:**  
4844 TOWNSEND DR  
FORT WORTH, TX 76115-3125

**Deed Date:** 7/16/2010  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D210195738](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS ELLEN	7/25/2009	<a href="#">D209205925</a>	0000000	0000000
OSBURN DILFRED M EST	7/24/2009	000000000000000	0000000	0000000
OSBURN DILFRED M EST	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	\$72,291	\$42,500	\$114,791	\$114,791
2024	\$72,291	\$42,500	\$114,791	\$114,791
2023	\$68,788	\$42,500	\$111,288	\$87,408
2022	\$54,462	\$25,000	\$79,462	\$79,462
2021	\$57,463	\$25,000	\$82,463	\$74,510
2020	\$55,800	\$25,000	\$80,800	\$67,736

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.