



**Address:** [4940 MC CART AVE](#)  
**City:** FORT WORTH  
**Georeference:** 37860-52-14  
**Subdivision:** SEMINARY HILL ADDITION  
**Neighborhood Code:** 4T930B

**Latitude:** 32.6738557147  
**Longitude:** -97.3533089416  
**TAD Map:** 2042-364  
**MAPSCO:** TAR-090P



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 52 Lot 14

**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:** 02703904  
**Site Name:** SEMINARY HILL ADDITION-52-14  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 659  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,000  
**Land Acres<sup>\*</sup>:** 0.1606  
**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:**  
URBINA MARTIN  
URBINA BLANCA  
**Primary Owner Address:**  
3708 MAY ST  
FORT WORTH, TX 76110-5339

**Deed Date:** 10/11/2008  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D208398466](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERNANDEZ ROGELIO	12/31/1900	00063520000006	0006352	0000006



## VALUES

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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	\$54,327	\$42,000	\$96,327	\$96,327
2024	\$54,327	\$42,000	\$96,327	\$96,327
2023	\$51,621	\$42,000	\$93,621	\$93,621
2022	\$48,713	\$25,000	\$73,713	\$73,713
2021	\$34,490	\$25,000	\$59,490	\$59,490
2020	\$37,641	\$25,000	\$62,641	\$62,641

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

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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.