



**Address:** [4717 MERIDA AVE](#)  
**City:** FORT WORTH  
**Georeference:** 37860-61-5  
**Subdivision:** SEMINARY HILL ADDITION  
**Neighborhood Code:** 4T930B

**Latitude:** 32.6782995158  
**Longitude:** -97.3550004479  
**TAD Map:** 2042-364  
**MAPSCO:** TAR-090K



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 61 Lot 5

**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:** 1960

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$238,499

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

**Site Number:** 02705516  
**Site Name:** SEMINARY HILL ADDITION-61-5  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,230  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,000  
**Land Acres<sup>\*</sup>:** 0.1606  
**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:**

ENRIQUE FLORES  
ENRIQUE MARIA D C

**Primary Owner Address:**

4717 MERIDA AVE  
FORT WORTH, TX 76115-3008

**Deed Date:** 5/10/2013  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D213126842](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEDINA AIDA;MEDINA ENRIQUE	9/15/2003	<a href="#">D203351409</a>	0017215	0000299
TUNE MELODYE B;TUNE TIMOTHY L	12/29/1986	00087920000780	0008792	0000780
REASONS JAMES A;REASONS LAURIE	5/2/1985	00082020001244	0008202	0001244
BEVERLY B CALDWELL	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 <sup>+</sup>
2025	\$196,499	\$42,000	\$238,499	\$156,673
2024	\$196,499	\$42,000	\$238,499	\$142,430
2023	\$183,031	\$42,000	\$225,031	\$129,482
2022	\$169,416	\$25,000	\$194,416	\$117,711
2021	\$117,717	\$25,000	\$142,717	\$107,010
2020	\$97,635	\$25,000	\$122,635	\$97,282

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.