



Address: [4605 MC CART AVE](#)
City: FORT WORTH
Georeference: 37860-66-6
Subdivision: SEMINARY HILL ADDITION
Neighborhood Code: 4T930B

Latitude: 32.6797389482
Longitude: -97.3526771179
TAD Map: 2042-368
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 66 Lot 6

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: 1948

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$170,747

Protest Deadline Date: 5/24/2024

Site Number: 02706199
Site Name: SEMINARY HILL ADDITION-66-6
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 912
Percent Complete: 100%
Land Sqft^{*}: 7,350
Land Acres^{*}: 0.1687
Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

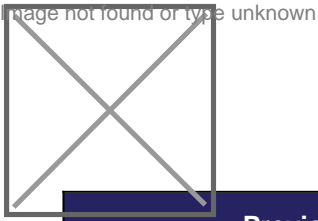
Current Owner:

LOPEZ RAFAEL
LOPEZ FRANCISCA

Primary Owner Address:

4605 MCCART AVE
FORT WORTH, TX 76115-2015

Deed Date: 4/1/1992
Deed Volume: 0010608
Deed Page: 0001051
Instrument: 00106080001051



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERNANDEZ IRMA;HERNANDEZ ROGELIO	6/14/1985	00082630000306	0008263	0000306
MAURINE HARRISON	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 ⁺
2025	\$128,397	\$42,350	\$170,747	\$124,150
2024	\$128,397	\$42,350	\$170,747	\$112,864
2023	\$120,065	\$42,350	\$162,415	\$102,604
2022	\$111,565	\$25,000	\$136,565	\$93,276
2021	\$77,815	\$25,000	\$102,815	\$84,796
2020	\$62,241	\$25,000	\$87,241	\$77,087

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.