



**Address:** [4720 LEONARD ST](#)  
**City:** FOREST HILL  
**Georeference:** 37960-1-3  
**Subdivision:** SHADY HILL ADDITION  
**Neighborhood Code:** 1H070D

**Latitude:** 32.6631457006  
**Longitude:** -97.254608771  
**TAD Map:** 2072-360  
**MAPSCO:** TAR-093S



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SHADY HILL ADDITION Block 1  
Lot 3

**Jurisdictions:**

CITY OF FOREST HILL (010)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1962

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$200,413

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

**Site Number:** 02714353

**Site Name:** SHADY HILL ADDITION-1-3

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,178

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,480

**Land Acres<sup>\*</sup>:** 0.1717

**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:**

CHAVERO ALFREDO

**Primary Owner Address:**

4720 LEONARD ST  
FOREST HILL, TX 76119-7541

**Deed Date:** 8/4/2005

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D205233793](#)

| Previous Owners                   | Date       | Instrument                 | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| AARON DAVID                       | 12/2/2004  | <a href="#">D205059037</a> | 0000000     | 0000000   |
| CAL MAT PROPERTIES INC            | 12/1/2004  | <a href="#">D205059036</a> | 0000000     | 0000000   |
| LEE JIMMIE WATSON ETAL;LEE PAT    | 11/29/2004 | <a href="#">D205059035</a> | 0000000     | 0000000   |
| WATSON JIMMIE;WATSON PAT LEE ETAL | 11/28/2004 | <a href="#">D205059034</a> | 0000000     | 0000000   |
| WATSON MARY A;WATSON P LEE ETAL   | 6/28/2004  | <a href="#">D204300898</a> | 0000000     | 0000000   |
| PRESSLEY WRIGHT H EST             | 12/31/1900 | 0000000000000000           | 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 | \$177,973          | \$22,440    | \$200,413    | \$137,321                    |
| 2024 | \$177,973          | \$22,440    | \$200,413    | \$124,837                    |
| 2023 | \$143,241          | \$22,440    | \$165,681    | \$113,488                    |
| 2022 | \$127,511          | \$20,000    | \$147,511    | \$103,171                    |
| 2021 | \$98,145           | \$20,000    | \$118,145    | \$93,792                     |
| 2020 | \$90,463           | \$20,000    | \$110,463    | \$85,265                     |

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.