



Address: [4713 SHADY HILL DR](#)
City: FOREST HILL
Georeference: 37960-3-1
Subdivision: SHADY HILL ADDITION
Neighborhood Code: 1H070D

Latitude: 32.6643290355
Longitude: -97.2550342354
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 3
Lot 1

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: 1961

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02714922

Site Name: SHADY HILL ADDITION-3-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,200

Percent Complete: 100%

Land Sqft^{*}: 7,420

Land Acres^{*}: 0.1703

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:

MELQUIADES TROCHE
RODRIGUEZ LILIANA

Primary Owner Address:

4713 SHADY HILL DR
FORT WORTH, TX 76119

Deed Date: 9/2/2022

Deed Volume:

Deed Page:

Instrument: [D222219703](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROWNING CHARLES MICHAEL;BROWNING SAMUEL DWIGHT	7/4/2022	D222206457		
BROWNING GENEVA D	3/20/2012	000000000000000	0000000	0000000
BROWNING CHARLES W 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 ⁺
2025	\$142,740	\$22,260	\$165,000	\$165,000
2024	\$142,740	\$22,260	\$165,000	\$165,000
2023	\$149,659	\$22,260	\$171,919	\$171,919
2022	\$133,785	\$20,000	\$153,785	\$88,472
2021	\$104,114	\$20,000	\$124,114	\$80,429
2020	\$95,967	\$20,000	\$115,967	\$73,117

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

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.