



Address: [4745 SHADY HILL DR](#)
City: FOREST HILL
Georeference: 37960-3-9
Subdivision: SHADY HILL ADDITION
Neighborhood Code: 1H070D

Latitude: 32.6643856946
Longitude: -97.253161391
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 9

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: \$211,520
Protest Deadline Date: 5/24/2024

Site Number: 02715015
Site Name: SHADY HILL ADDITION-3-9
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,200
Percent Complete: 100%
Land Sqft^{*}: 10,974
Land Acres^{*}: 0.2519
Pool: N

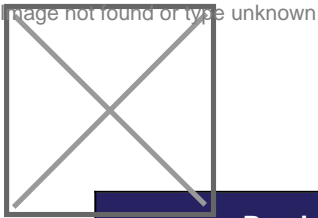
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
JNF REMODELING SERVICE, LLC
Primary Owner Address:
4625 E FM ROAD 1187
BURLESON, TX 76028

Deed Date: 12/16/2024
Deed Volume:
Deed Page:
Instrument: [DD224225783](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARSH FRANKIE	11/28/2009	000000000000000	0000000	0000000
MARSH FRANKIE;MARSH LARRY EST	5/31/1962	00036930000236	0003693	0000236

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	\$180,546	\$30,974	\$211,520	\$211,520
2024	\$180,546	\$30,974	\$211,520	\$108,808
2023	\$145,410	\$30,974	\$176,384	\$90,673
2022	\$129,498	\$20,000	\$149,498	\$82,430
2021	\$99,789	\$20,000	\$119,789	\$74,936
2020	\$91,980	\$20,000	\$111,980	\$68,124

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.