



**Address:** [4617 M AVE](#)  
**City:** FORT WORTH  
**Georeference:** 39370-1-23  
**Subdivision:** SOUTH EASTLAWN ADDITION  
**Neighborhood Code:** 1H040N

**Latitude:** 32.7249582933  
**Longitude:** -97.2551410222  
**TAD Map:** 2072-384  
**MAPSCO:** TAR-079N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SOUTH EASTLAWN ADDITION  
Block 1 Lot 23 & 24

**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:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02803445

**Site Name:** SOUTH EASTLAWN ADDITION-1-23-20

**Site Class:** C1 - Residential - Vacant Land

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 8,321

**Land Acres<sup>\*</sup>:** 0.1910

**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:**

HUYNH THANH VAN THI

**Primary Owner Address:**

418 GLENBROOK DR  
MURPHY, TX 75094

**Deed Date:** 8/14/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218181085](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUONG DAO VIPASSANA BHAVANA CENTER INC	3/20/2018	<a href="#">D218062743</a>		
HUYNH THANH VAN THI	11/27/2017	<a href="#">D217280182</a>		
HIXSON LISA D	5/4/2017	<a href="#">D217121172</a>		
OLD SHIP OF ZION CHURCH THE	2/17/1986	00084870002164	0008487	0002164
HEDGE & HWY REVIVAL MINISTRY	12/31/1985	00084130001698	0008413	0001698
BODIFORD INVESTMENT CO	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 <sup>+</sup>
2025	\$0	\$24,964	\$24,964	\$24,964
2024	\$0	\$24,964	\$24,964	\$24,964
2023	\$0	\$24,964	\$24,964	\$24,964
2022	\$0	\$7,500	\$7,500	\$7,500
2021	\$0	\$7,500	\$7,500	\$7,500
2020	\$0	\$7,500	\$7,500	\$7,500

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.