



Address: [4417 TIMOTHY RD](#)
City: FORT WORTH
Georeference: 39700-11-26
Subdivision: SOUTHWAYSIDE ADDITION
Neighborhood Code: 4T930M

Latitude: 32.6825034967
Longitude: -97.3247871716
TAD Map: 2048-368
MAPSCO: TAR-091J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOUTHWAYSIDE ADDITION
Block 11 Lot 26
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: 1953
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 02906163
Site Name: SOUTHWAYSIDE ADDITION-11-26
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 768
Percent Complete: 100%
Land Sqft^{*}: 7,500
Land Acres^{*}: 0.1721
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:
SIFUENTES LUIS R
SIFUENTES SOLEDAD
Primary Owner Address:
4416 TIMOTHY RD
FORT WORTH, TX 76115-2640
Deed Date: 3/27/1998
Deed Volume: 0013146
Deed Page: 0000318
Instrument: 00131460000318

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROBBINS C W 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 ⁺
2025	\$47,364	\$42,500	\$89,864	\$89,864
2024	\$47,364	\$42,500	\$89,864	\$89,864
2023	\$48,558	\$42,500	\$91,058	\$91,058
2022	\$42,016	\$20,000	\$62,016	\$62,016
2021	\$43,024	\$20,000	\$63,024	\$63,024
2020	\$38,569	\$20,000	\$58,569	\$58,569

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.