



**Address:** [4013 BELFORD AVE](#)  
**City:** FORT WORTH  
**Georeference:** 40620-4-4  
**Subdivision:** STRATFORD ADDITION  
**Neighborhood Code:** 1H030C

**Latitude:** 32.7454670209  
**Longitude:** -97.2658514031  
**TAD Map:** 2072-392  
**MAPSCO:** TAR-078D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** STRATFORD ADDITION Block 4  
Lot 4

**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:** 1954

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$214,399

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

**Site Number:** 02985187

**Site Name:** STRATFORD ADDITION-4-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,453

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,000

**Land Acres<sup>\*</sup>:** 0.1606

**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:**

GUTIERREZ BEVERLY

**Primary Owner Address:**

4013 BELFORD AVE  
FORT WORTH, TX 76103

**Deed Date:** 3/7/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D2016046189](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOYDSTON RAYMOND;GUTIERREZ BEVERLY	6/13/2015	<a href="#">D216046188</a>		
BORGMANN BILLIE RUTH EST	5/15/2002	00000000000000	0000000	0000000
BORGMANN BILLIE;BORGMANN H C EST	4/16/1985	00081520002055	0008152	0002055
BORGMAN HERBERT C	9/1/1982	00000000000000	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	\$193,399	\$21,000	\$214,399	\$214,399
2024	\$193,399	\$21,000	\$214,399	\$197,705
2023	\$180,134	\$21,000	\$201,134	\$179,732
2022	\$170,233	\$15,000	\$185,233	\$163,393
2021	\$133,889	\$15,000	\$148,889	\$148,539
2020	\$120,035	\$15,000	\$135,035	\$135,035

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.