



Address: [4620 TIDWELL DR](#)
City: FORT WORTH
Georeference: 42110--45
Subdivision: TIDWELL SUBDIVISION-RIVER OAKS
Neighborhood Code: 2C010C

Latitude: 32.7759130519
Longitude: -97.3889986002
TAD Map: 2030-400
MAPSCO: TAR-061P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TIDWELL SUBDIVISION-RIVER OAKS Lot 45

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CASTLEBERRY ISD (917)

State Code: A

Year Built: 2019

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$296,285

Protest Deadline Date: 5/24/2024

Site Number: 03131580

Site Name: TIDWELL SUBDIVISION-RIVER OAKS-45

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,568

Percent Complete: 100%

Land Sqft^{*}: 7,542

Land Acres^{*}: 0.1731

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:

VANZZINI HUMBERTO SR
VANZZINI REBECA

Primary Owner Address:

4620 TIDWELL DR
FORT WORTH, TX 76114

Deed Date: 6/29/2020

Deed Volume:

Deed Page:

Instrument: [D220154595](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERRERA C FEDERICO	5/9/2019	D219098789		
KHORRAMI KEVIN	10/31/2018	D218245610		
FORT WORTH CITY OF	9/3/2014	D214206080		
BOLES PATRICIA	11/3/1995	00121620002013	0012162	0002013
ROGERS LUCY L;ROGERS WILLIAM C	8/24/1995	00121020002233	0012102	0002233
SLADOVNIK KENNETH	10/17/1989	00097610000785	0009761	0000785
WOOTEN LILLIE	12/31/1900	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 ⁺
2025	\$251,033	\$45,252	\$296,285	\$296,285
2024	\$251,033	\$45,252	\$296,285	\$271,949
2023	\$251,667	\$45,252	\$296,919	\$247,226
2022	\$194,583	\$30,168	\$224,751	\$224,751
2021	\$221,778	\$20,000	\$241,778	\$241,778
2020	\$171,720	\$20,000	\$191,720	\$191,720

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.