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Address: [4712 SUNSHINE DR](#)
City: FORT WORTH
Georeference: 42280--18-11
Subdivision: TKACZ ADDITION
Neighborhood Code: 1H040N

Latitude: 32.7188720189
Longitude: -97.2531566352
TAD Map: 2072-380
MAPSCO: TAR-079S



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

PROPERTY DATA

Legal Description: TKACZ ADDITION Lot 18 W90'
LOT 18

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: 03155005

Site Name: TKACZ ADDITION-18-11

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 28,183

Land Acres^{*}: 0.6470

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:

JOHNSON ARLENE ETAL

Primary Owner Address:

4720 SUNSHINE DR
FORT WORTH, TX 76105-4361

Deed Date: 7/8/1983

Deed Volume: 0

Deed Page: 0

Instrument: [D283355724](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JOHNSON ARTHUR N	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	\$0	\$43,365	\$43,365	\$43,365
2024	\$0	\$43,365	\$43,365	\$43,365
2023	\$0	\$43,365	\$43,365	\$43,365
2022	\$0	\$11,250	\$11,250	\$11,250
2021	\$0	\$11,250	\$11,250	\$11,250
2020	\$0	\$11,250	\$11,250	\$11,250

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.