



Address: [4012 ARBOR ST](#)
City: FORT WORTH
Georeference: 42460-10-20B
Subdivision: TRENTMAN CITY ADDITION
Neighborhood Code: 1H050D

Latitude: 32.6844668435
Longitude: -97.2648616004
TAD Map: 2072-368
MAPSCO: TAR-092M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRENTMAN CITY ADDITION
Block 10 Lot 20B

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: 1947

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$154,989

Protest Deadline Date: 5/24/2024

Site Number: 03169804

Site Name: TRENTMAN CITY ADDITION-10-20B

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 840

Percent Complete: 100%

Land Sqft^{*}: 17,498

Land Acres^{*}: 0.4017

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:

SALDANA JOSE

SALDANA LINDA M

Primary Owner Address:

4012 ARBOR AVE
FORT WORTH, TX 76119-5071

Deed Date: 7/20/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210175957](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DYER LINDA MARIE	4/25/1996	00123430002056	0012343	0002056
WARD CRYSTAL B	6/4/1991	00102770000363	0010277	0000363
AVALOS DENISE GA;AVALOS ROBERTO	2/15/1989	00095210000051	0009521	0000051
MATTHEWS F J MADDOX;MATTHEWS HAZEL	11/25/1988	00095210000034	0009521	0000034
MADDOX NETTIE J	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	\$117,491	\$37,498	\$154,989	\$72,885
2024	\$117,491	\$37,498	\$154,989	\$66,259
2023	\$90,030	\$37,498	\$127,528	\$60,235
2022	\$90,827	\$7,500	\$98,327	\$54,759
2021	\$73,604	\$7,500	\$81,104	\$49,781
2020	\$61,651	\$7,500	\$69,151	\$45,255

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.