



**Address:** [4466 CHEDLEA AVE](#)  
**City:** FORT WORTH  
**Georeference:** 45580-161-11  
**Subdivision:** WEDGWOOD ADDITION  
**Neighborhood Code:** 4S120D

**Latitude:** 32.6527886562  
**Longitude:** -97.391377887  
**TAD Map:** 2030-356  
**MAPSCO:** TAR-089X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WEDGWOOD ADDITION Block  
161 Lot 11

**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:** 1966

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03358356

**Site Name:** WEDGWOOD ADDITION-161-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,195

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,360

**Land Acres<sup>\*</sup>:** 0.2837

**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:**

REGAN SHAWN

REGAN DONNA J

**Primary Owner Address:**

4466 CHEDLEA AVE  
FORT WORTH, TX 76133-3559

**Deed Date:** 8/17/1999

**Deed Volume:** 0013970

**Deed Page:** 0000493

**Instrument:** 00139700000493

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCMENAMY LILLIE M;MCMENAMY OWEN C SR	7/30/1996	00124630000009	0012463	0000009
CASON WAYNE D JR	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 <sup>+</sup>
2025	\$179,262	\$45,000	\$224,262	\$224,262
2024	\$179,262	\$45,000	\$224,262	\$224,262
2023	\$170,696	\$45,000	\$215,696	\$215,696
2022	\$161,662	\$45,000	\$206,662	\$204,004
2021	\$142,006	\$45,000	\$187,006	\$185,458
2020	\$123,598	\$45,000	\$168,598	\$168,598

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.