



Address: [4265 BALBOA DR](#)
City: FORT WORTH
Georeference: 45580-319-5
Subdivision: WEDGWOOD ADDITION
Neighborhood Code: 4S120D

Latitude: 32.6484861938
Longitude: -97.3841029365
TAD Map: 2030-356
MAPSCO: TAR-103C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WEDGWOOD ADDITION Block
319 Lot 5

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: 1971

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03368092

Site Name: WEDGWOOD ADDITION-319-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,282

Percent Complete: 100%

Land Sqft^{*}: 11,500

Land Acres^{*}: 0.2640

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:

ESPINOZA BECKY
BOWMAN SEAN

Primary Owner Address:

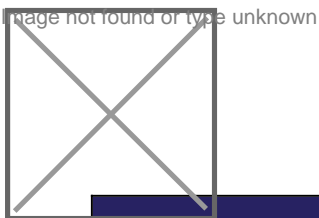
4265 BALBOA DR
FORT WORTH, TX 76133

Deed Date: 8/30/2021

Deed Volume:

Deed Page:

Instrument: [D221253576](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVENPORT LINDSAY KAYE	2/21/2018	D218037862		
EGM PROPERTIES LLC	8/16/2017	D217189263		
POWERS VIRGINIA	9/15/2008	D208363370	0000000	0000000
GUYDEN JUANITA E	3/23/2007	D207109360	0000000	0000000
CAMPBELL MONICA RENETT	5/19/2006	D206179534	0000000	0000000
GUYDEN JUANITA E	10/25/1994	0000000000000000	0000000	0000000
GUYDEN JUANITA E;GUYDEN THEO R	12/31/1900	00051960000769	0005196	0000769

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	\$315,000	\$45,000	\$360,000	\$360,000
2024	\$315,000	\$45,000	\$360,000	\$360,000
2023	\$295,000	\$45,000	\$340,000	\$340,000
2022	\$291,845	\$45,000	\$336,845	\$336,845
2021	\$252,171	\$45,000	\$297,171	\$275,219
2020	\$205,199	\$45,000	\$250,199	\$250,199

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)
- SOLAR & WIND POWERED DEVICES 11.27

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.