



Address: [4112 LANARK AVE](#)
City: FORT WORTH
Georeference: 46035-56-6
Subdivision: WESTCLIFF ADDITION
Neighborhood Code: 4T003C

Latitude: 32.679908253
Longitude: -97.3816612682
TAD Map: 2036-368
MAPSCO: TAR-089L



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

PROPERTY DATA

Legal Description: WESTCLIFF ADDITION Block 56
Lot 6

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: 1956

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$418,070

Protest Deadline Date: 5/24/2024

Site Number: 03411796

Site Name: WESTCLIFF ADDITION-56-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,689

Percent Complete: 100%

Land Sqft^{*}: 10,400

Land Acres^{*}: 0.2387

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:

MURPHY KEVIN MICHAEL
MURPHY JULIA SWANNER

Primary Owner Address:

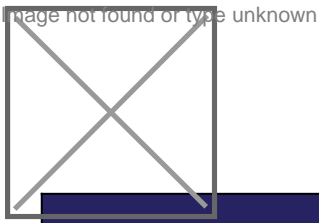
4112 LANARK AVE
FORT WORTH, TX 76109

Deed Date: 4/11/2024

Deed Volume:

Deed Page:

Instrument: [D224073248](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHARBONNEAU CARLEY A;ZAMPELLO MATTHEW F	5/9/2022	D222120195		
HARDWICK MARTHA JANE WALKER	10/14/2021	D221311983		
MARTHA JANE WALKER HARDWICK REVOCABLE LIVING TRUST	7/23/2021	D221224464		
HARDWICK MARTHA JANE WALKER	9/10/2020	D220260386		
HARDWICK MARTHA JANE WALKER REVOCABLE LIVING TRUST	11/9/2018	D219022539		
HARDWICK MARTHA JANE WALKER	1/30/2014	D214028428	0000000	0000000
HARDWICK JACK F EST;HARDWICK JUNE	5/18/2011	D211121150	0000000	0000000
LEWIS MARTHA F	12/31/1900	000000000000000	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	\$214,070	\$204,000	\$418,070	\$418,070
2024	\$214,070	\$204,000	\$418,070	\$418,070
2023	\$206,452	\$202,000	\$408,452	\$408,452
2022	\$140,986	\$201,968	\$342,954	\$315,887
2021	\$213,985	\$100,000	\$313,985	\$287,170
2020	\$168,000	\$100,000	\$268,000	\$261,064

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)

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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.