



Address: [5720 MANHATTAN DR](#)
City: FORT WORTH
Georeference: 45980-4-3
Subdivision: WEST VICKERY HEIGHTS
Neighborhood Code: 4D001A

Latitude: 32.7139105957
Longitude: -97.4091082239
TAD Map: 2024-380
MAPSCO: TAR-074V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WEST VICKERY HEIGHTS
Block 4 Lot 3

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: 1960
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 03499154
Site Name: WEST VICKERY HEIGHTS-4-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,162
Percent Complete: 100%
Land Sqft^{*}: 6,000
Land Acres^{*}: 0.1377
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:
TIPPENS ANNIE L
Primary Owner Address:
4001 ALAVA DR
FORT WORTH, TX 76133-5516

Deed Date: 7/19/2010
Deed Volume:
Deed Page:
Instrument: [D220046668](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TIPPENS ANNIE L;TIPPENS GENE L EST	3/6/1993	00109900000680	0010990	0000680
HODGE VINCENT A	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	\$89,441	\$54,000	\$143,441	\$143,441
2024	\$89,441	\$54,000	\$143,441	\$143,441
2023	\$113,737	\$7,000	\$120,737	\$120,737
2022	\$88,000	\$7,000	\$95,000	\$95,000
2021	\$38,000	\$7,000	\$45,000	\$45,000
2020	\$38,000	\$7,000	\$45,000	\$45,000

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.