



Address: [4312 S CRAVENS RD](#)
City: FORT WORTH
Georeference: 46830-7-2
Subdivision: WILKES ESTATES ADDITION
Neighborhood Code: 1H040K

Latitude: 32.6987949732
Longitude: -97.2283208998
TAD Map: 2078-372
MAPSCO: TAR-093D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILKES ESTATES ADDITION
Block 7 Lot 2

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: 2023

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$250,587

Protest Deadline Date: 8/16/2024

Site Number: 03527611
Site Name: WILKES ESTATES ADDITION-7-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,126
Percent Complete: 100%
Land Sqft^{*}: 11,270
Land Acres^{*}: 0.2587
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:
SMITH LANITRA
Primary Owner Address:
4312 S CRAVENS RD
FORT WORTH, TX 76119

Deed Date: 6/24/2024
Deed Volume:
Deed Page:
Instrument: [D224114552](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FORT WORTH AREA HABITAT FOR HUMANITY INC	5/22/2020	D220123504		
THOMAS ERNEST W	2/14/2007	D207059176	0000000	0000000
COOPER DEBRA THOMAS	8/3/2001	00150670000399	0015067	0000399
THOMAS ERNEST W	5/26/1999	00138350000523	0013835	0000523
STANFORD VERNON O	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	\$204,316	\$46,270	\$250,586	\$250,586
2024	\$82,961	\$31,270	\$114,231	\$114,231
2023	\$0	\$31,270	\$31,270	\$31,270
2022	\$0	\$5,000	\$5,000	\$5,000
2021	\$0	\$5,000	\$5,000	\$5,000
2020	\$0	\$5,000	\$5,000	\$5,000

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

- 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.