



**Address:** [4213 CLEAR LAKE CIR](#)  
**City:** FORT WORTH  
**Georeference:** 47150C-8-16R1  
**Subdivision:** WILLOW LAKE ADDITION  
**Neighborhood Code:** A4T010L

**Latitude:** 32.6851165812  
**Longitude:** -97.3910192667  
**TAD Map:** 2030-368  
**MAPSCO:** TAR-089F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WILLOW LAKE ADDITION Block  
8 Lot 16R1 .02857 CE

**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:** 1978  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 03537269  
**Site Name:** WILLOW LAKE ADDITION-8-16R1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,692  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 0  
**Land Acres<sup>\*</sup>:** 0.0000  
**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:**  
PURCELL SUZANNE  
**Primary Owner Address:**  
4213 CLEAR LAKE CIR  
FORT WORTH, TX 76109-4904

**Deed Date:** 12/6/2009  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PURCELL ROBERT EST ET SUZANNE	6/1/1983	00075470001285	0007547	0001285

## 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	\$441,515	\$87,500	\$529,015	\$529,015
2024	\$441,515	\$87,500	\$529,015	\$529,015
2023	\$441,039	\$87,500	\$528,539	\$492,712
2022	\$397,087	\$87,500	\$484,587	\$447,920
2021	\$319,700	\$87,500	\$407,200	\$407,200
2020	\$322,409	\$87,500	\$409,909	\$409,909

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)
- DISABLED VET 70 to 99 PCT 11.22
- Surviving Spouse of Disabled Vet 100 PCT

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.