



**Address:** [4608 RUTLAND AVE](#)  
**City:** FORT WORTH  
**Georeference:** 47165-11-17  
**Subdivision:** WILSHIRE ADDITION  
**Neighborhood Code:** 4S121B

**Latitude:** 32.6802778596  
**Longitude:** -97.3620114223  
**TAD Map:** 2042-368  
**MAPSCO:** TAR-090J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WILSHIRE ADDITION Block 11  
Lot 17

**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:** 1953

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03546500

**Site Name:** WILSHIRE ADDITION-11-17

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,064

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,040

**Land Acres<sup>\*</sup>:** 0.1616

**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:**

OCHOA GUADALUPE ELVIA

**Primary Owner Address:**

4608 RUTLAND AVE  
FORT WORTH, TX 76133-1539

**Deed Date:** 2/27/2012

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D212049185](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AVOCET VENTURES LP	9/22/2011	<a href="#">D211238135</a>	0000000	0000000
AMERICAN GENERAL FIN SERV INC	7/29/2010	<a href="#">D210199495</a>	0000000	0000000
CANDLER JOHN WILLIAM	4/3/1989	00095570000516	0009557	0000516
CORNETT BRIAN HAROLD	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 <sup>+</sup>
2025	\$156,548	\$35,000	\$191,548	\$191,548
2024	\$156,548	\$35,000	\$191,548	\$191,548
2023	\$157,946	\$35,000	\$192,946	\$192,946
2022	\$123,079	\$35,000	\$158,079	\$158,079
2021	\$106,119	\$35,000	\$141,119	\$141,119
2020	\$97,814	\$35,000	\$132,814	\$132,814

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.