



**Address:** [4761 E LANCASTER AVE](#)  
**City:** FORT WORTH  
**Georeference:** A 33-37A  
**Subdivision:** AHLER, P H SURVEY  
**Neighborhood Code:** APT-Stop Six

**Latitude:** 32.7418167136  
**Longitude:** -97.2506306956  
**TAD Map:** 2072-388  
**MAPSCO:** TAR-079E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** AHLER, P H SURVEY Abstract  
33 Tract 37A

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #20 - EAST LANCASTER AVENUE (640)  
FORT WORTH ISD (905)

**State Code:** BC

**Year Built:** 1967

**Personal Property Account:** N/A

**Agent:** ESTES & GANDHI PC (00977)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$12,113,194

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80178316  
**Site Name:** LA HACIENDA  
**Site Class:** APTMasterMtr - Apartment-Master Meter  
**Parcels:** 7  
**Primary Building Name:** LA HACIENDA / 03729389  
**Primary Building Type:** Multi-Family  
**Gross Building Area<sup>+++</sup>:** 87,968  
**Net Leasable Area<sup>+++</sup>:** 87,968  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 137,214  
**Land Acres<sup>\*</sup>:** 3.1500  
**Pool:** Y

+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**  
KISNA LA HACIENDA APARTMENTS LLC  
**Primary Owner Address:**  
4464 SIGMA RD STE 100  
DALLAS, TX 75244

**Deed Date:** 5/23/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219110975](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FQFW LIMITED PARTNERSHIP	6/6/2002	00157310000394	0015731	0000394
FRENCH QUARTER FW PROP LTD	12/1/1994	00118080001953	0011808	0001953
EAST FORT WORTH LTD	7/7/1989	00096430000580	0009643	0000580
FEDERAL HOME LOAN MTG CORP	9/6/1988	00093720000938	0009372	0000938
FRENCH QUARTER ASSOC	10/1/1984	00079670002085	0007967	0002085
SANDHURST INC	7/30/1984	00079360002116	0007936	0002116
TARRANT N V	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 <sup>+</sup>
2025	\$11,804,462	\$308,732	\$12,113,194	\$12,113,194
2024	\$5,997,612	\$308,732	\$6,306,344	\$6,306,344
2023	\$5,563,716	\$308,732	\$5,872,448	\$5,872,448
2022	\$4,791,186	\$308,732	\$5,099,918	\$5,099,918
2021	\$4,178,482	\$171,518	\$4,350,000	\$4,350,000
2020	\$3,917,226	\$171,518	\$4,088,744	\$4,088,744

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.