



Address: [4167 CHARRON LN](#)
City: FORT WORTH
Georeference: A 198-1A01C1
Subdivision: BRADFORD, JAMES A SURVEY
Neighborhood Code: 4R003K

Latitude: 32.710119667
Longitude: -97.4222423605
TAD Map: 2024-376
MAPSCO: TAR-074Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BRADFORD, JAMES A SURVEY
Abstract 198 1A1C1, 1A1C3, 1A1C2 & 1A2A

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: 1950
Personal Property Account: N/A
Agent: QUATRO TAX LLC (11627)
Notice Sent Date: 4/15/2025
Notice Value: \$1,917,499
Protest Deadline Date: 5/24/2024

Site Number: 04645928
Site Name: BRADFORD, JAMES A SURVEY-1A01C1-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 8,627
Percent Complete: 100%
Land Sqft^{*}: 109,030
Land Acres^{*}: 2.5030
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:
BLAKE GARY
Primary Owner Address:
4167 CHARRON LN
FORT WORTH, TX 76116

Deed Date: 8/15/2017
Deed Volume:
Deed Page:
Instrument: [D217191634](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JONES MICHAEL F	7/27/2012	D212183232	0000000	0000000
FROST NATIONAL BANK TRUSTEE	8/29/2003	D203336222	0017175	0000042
BRAVENEC JOSEPH JR;BRAVENEC RUTH	8/1/1990	00100000000678	0010000	0000678
WILCHAR BETTIE JANE	10/22/1980	00070180000142	0007018	0000142
WILCHAR R B JR	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	\$1,393,361	\$524,138	\$1,917,499	\$1,917,499
2024	\$1,393,362	\$524,138	\$1,917,500	\$1,767,760
2023	\$975,862	\$524,138	\$1,500,000	\$1,473,133
2022	\$814,895	\$524,317	\$1,339,212	\$1,339,212
2021	\$1,115,042	\$524,317	\$1,639,359	\$1,295,800
2020	\$653,684	\$524,316	\$1,178,000	\$1,178,000

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.