



**Address:** [4520 CAIN CT](#)  
**City:** FORT WORTH  
**Georeference:** 26940-2-4R  
**Subdivision:** MOUNT VERNON HEIGHTS ADDITION  
**Neighborhood Code:** 1H030C

**Latitude:** 32.7481758521  
**Longitude:** -97.2542346939  
**TAD Map:** 2072-392  
**MAPSCO:** TAR-079A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MOUNT VERNON HEIGHTS  
ADDITION Block 2 Lot 4R

**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:** 1946  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 04898982  
**Site Name:** MOUNT VERNON HEIGHTS ADDITION-2-4R  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,144  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 15,774  
**Land Acres<sup>\*</sup>:** 0.3621  
**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:**  
KERSTEN ROGER LYNN  
**Primary Owner Address:**  
1725 N EDGEWOOD TERR  
FORT WORTH, TX 76103-1925

**Deed Date:** 10/4/1990  
**Deed Volume:** 0010083  
**Deed Page:** 0001306  
**Instrument:** 00100830001306

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAIN VERNON Y	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	\$267,847	\$35,774	\$303,621	\$303,621
2024	\$267,847	\$35,774	\$303,621	\$303,621
2023	\$249,275	\$35,774	\$285,049	\$285,049
2022	\$235,409	\$15,000	\$250,409	\$250,409
2021	\$184,568	\$15,000	\$199,568	\$199,568
2020	\$165,404	\$15,000	\$180,404	\$180,404

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.