



**Address:** [4741 BIRCHBEND LN](#)  
**City:** FORT WORTH  
**Georeference:** 20808-11-11  
**Subdivision:** HUNTINGTON VILLAGE ADDITION  
**Neighborhood Code:** 3K200M

**Latitude:** 32.8744180168  
**Longitude:** -97.2813385972  
**TAD Map:** 2066-436  
**MAPSCO:** TAR-036P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HUNTINGTON VILLAGE  
ADDITION Block 11 Lot 11

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 1989

**Personal Property Account:** N/A

**Agent:** RESOLUTE PROPERTY TAX SOLUTION (0988) N

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

**Site Number:** 05206030

**Site Name:** HUNTINGTON VILLAGE ADDITION-11-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,313

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,959

**Land Acres<sup>\*</sup>:** 0.1367

<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:**

BRANDED C VENTURES LTD

**Primary Owner Address:**

PO BOX 2240  
ROANOKE, TX 76262

**Deed Date:** 2/13/2014

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D214029760](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EDWARDS MICHAEL LANCE	11/3/2001	00152990000073	0015299	0000073
PINKERTON A R ALTOM;PINKERTON C C	10/28/1996	00125700000951	0012570	0000951
WARD JOANN;WARD WALTER K	9/12/1991	00103870000981	0010387	0000981
IKNER TIMOTHY A;IKNER VICKIE	3/28/1989	00095560000890	0009556	0000890
MONARCH HOMES INC	4/24/1984	00078080002133	0007808	0002133
OMNI HOMES INC	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	\$181,000	\$50,000	\$231,000	\$231,000
2024	\$181,000	\$50,000	\$231,000	\$231,000
2023	\$196,000	\$50,000	\$246,000	\$246,000
2022	\$180,000	\$40,000	\$220,000	\$220,000
2021	\$144,541	\$40,000	\$184,541	\$184,541
2020	\$120,000	\$40,000	\$160,000	\$160,000

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.