



Address: [604 BURLINGTON AVE](#)
City: FORT WORTH
Georeference: 7087-13-28
Subdivision: CHAPEL CREEK RANCH ADDITION
Neighborhood Code: 2W300A

Latitude: 32.7544867736
Longitude: -97.5171415833
TAD Map: 1994-392
MAPSCO: TAR-057Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHAPEL CREEK RANCH
ADDITION Block 13 Lot 28 50% UNDIVIDED
INTEREST
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
WHITE SETTLEMENT (226)
Site Number: 06187579
Site Name: CHAPEL CREEK RANCH ADDITION Block 13 Lot 28 50% UNDIVIDED INTERE
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size***: 1,219
State Code: A **Percent Complete:** 100%
Year Built: 1989 **Land Sqft***: 7,245
Personal Property Assessment: N/A
Agent: None **Pool:** N
Notice Sent
Date: 4/15/2025
Notice Value: \$110,000
Protest Deadline Date: 7/12/2024

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

OWNER INFORMATION

Current Owner:
KHUDHAIR SAHAR
Primary Owner Address:
604 BURLINGTON AVE
FORT WORTH, TX 76108
Deed Date: 1/24/2020
Deed Volume:
Deed Page:
Instrument: [D220018419](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CASTRO AIMEE DAWN	9/5/2007	D207315546	0000000	0000000
MINTER-WALES SUMMER	11/23/2005	D205355209	0000000	0000000
SKIFF DANNY P;SKIFF SAMANTHA	12/1/1989	00097750002312	0009775	0002312
CHOICE HOMES INC	9/5/1989	00096990000886	0009699	0000886
CHAPEL CREEK RANCH JV	1/1/1987	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	\$85,000	\$25,000	\$110,000	\$110,000
2024	\$85,000	\$25,000	\$110,000	\$105,386
2023	\$94,007	\$25,000	\$119,007	\$95,805
2022	\$77,082	\$15,000	\$92,082	\$87,095
2021	\$64,177	\$15,000	\$79,177	\$79,177
2020	\$129,350	\$30,000	\$159,350	\$159,350

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.