



Address: [4475 KIRKLAND DR](#)
City: FORT WORTH
Georeference: 47151-1-7R
Subdivision: WILLOW LAKE NORTH ADDITION
Neighborhood Code: 4T003B

Latitude: 32.6870361751
Longitude: -97.3878767414
TAD Map: 2030-368
MAPSCO: TAR-089F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW LAKE NORTH
ADDITION Block 1 Lot 7R

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: 1997

Personal Property Account: N/A

Agent: NORTH TEXAS PROPERTY TAX SERV (00855)

Notice Sent Date: 4/15/2025

Notice Value: \$959,200

Protest Deadline Date: 5/15/2025

Site Number: 06544479

Site Name: WILLOW LAKE NORTH ADDITION-1-7R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,744

Percent Complete: 100%

Land Sqft^{*}: 22,116

Land Acres^{*}: 0.5077

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:

MORGAN RYAN P
MORGAN BROOKE A

Primary Owner Address:

4475 KIRKLAND DR
FORT WORTH, TX 76109

Deed Date: 8/20/2015

Deed Volume:

Deed Page:

Instrument: [D215188690](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIRST COMMAND FINANCIAL SVCS	12/4/2013	D213309976	0000000	0000000
WHEELER MICHAEL J	12/28/2007	D208001383	0000000	0000000
SMIRNIS BEVERLY;SMIRNIS STEVEN W	4/12/1996	00123320001064	0012332	0001064
AMERICO FINANCIAL LTD	1/1/1992	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	\$601,214	\$357,986	\$959,200	\$911,735
2024	\$601,214	\$357,986	\$959,200	\$828,850
2023	\$784,500	\$144,500	\$929,000	\$753,500
2022	\$540,500	\$144,500	\$685,000	\$685,000
2021	\$540,500	\$144,500	\$685,000	\$685,000
2020	\$540,606	\$144,394	\$685,000	\$685,000

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

- HOMESTEAD GENERAL 11.13(b)

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.