



**Address:** [4725 GRAINGER TR](#)  
**City:** FORT WORTH  
**Georeference:** 31565-116-22  
**Subdivision:** PARK GLEN ADDITION  
**Neighborhood Code:** 3K200F

**Latitude:** 32.8839417819  
**Longitude:** -97.284304391  
**TAD Map:** 2066-440  
**MAPSCO:** TAR-036K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARK GLEN ADDITION Block  
116 Lot 22

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #6 - RESIDENTIAL (605)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 1998

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 06958257

**Site Name:** PARK GLEN ADDITION-116-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,819

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,460

**Land Acres<sup>\*</sup>:** 0.1253

**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:**

MCNAIR JEREMY  
MCNAIR ERICA

**Primary Owner Address:**

4725 GRAINGER TR  
FORT WORTH, TX 76137

**Deed Date:** 7/24/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217168513](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HENDRY SARAH	1/14/2008	<a href="#">D208020149</a>	0000000	0000000
GARCIA AARON R;GARCIA BRANDY	4/1/2003	00165560000330	0016556	0000330
WRIGHT GARY;WRIGHT VICTORIA	6/12/1998	00132780000100	0013278	0000100
HIGHALND HOMES LTD	5/4/1998	00132070000223	0013207	0000223
HIGHLAND HOMES INC	5/3/1998	00132070000221	0013207	0000221
HIGHALND HOMES LTD	2/24/1998	00131020000066	0013102	0000066
HILLWOOD/PARK GLEN LTD	1/1/1996	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	\$225,974	\$65,000	\$290,974	\$290,974
2024	\$225,974	\$65,000	\$290,974	\$290,974
2023	\$273,448	\$65,000	\$338,448	\$296,430
2022	\$239,509	\$50,000	\$289,509	\$269,482
2021	\$194,984	\$50,000	\$244,984	\$244,984
2020	\$173,970	\$50,000	\$223,970	\$223,970

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.