



**Address:** [5213 WARM SPRINGS TR](#)  
**City:** FORT WORTH  
**Georeference:** 31565-62-22  
**Subdivision:** PARK GLEN ADDITION  
**Neighborhood Code:** 3K200B

**Latitude:** 32.869840659  
**Longitude:** -97.2721621438  
**TAD Map:** 2066-436  
**MAPSCO:** TAR-036U



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 62  
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)  
BIRDEVILLE ISD (902)

**State Code:** A  
**Year Built:** 1997  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07000294  
**Site Name:** PARK GLEN ADDITION-62-22  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 1,903  
**Percent Complete:** 100%  
**Land Sqft\*** : 7,575  
**Land Acres\*** : 0.1738  
**Pool:** N

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

**OWNER INFORMATION**

**Current Owner:**  
DANICO KALEB  
DANICO MARCELA  
**Primary Owner Address:**  
5213 WARM SPRINGS TRL  
FORT WORTH, TX 76137

**Deed Date:** 9/26/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223174908](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GIERE AMBER;GIERE JOSHUA K	7/23/2004	<a href="#">D204234486</a>	0000000	0000000
MATTHEWS KAREN C;MATTHEWS R BRENT	7/31/1997	00128570000338	0012857	0000338
WEEKLEY HOMES LP	3/20/1997	00127370000273	0012737	0000273
BASSWOOD DEV CORP	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	\$290,742	\$65,000	\$355,742	\$355,742
2024	\$290,742	\$65,000	\$355,742	\$355,742
2023	\$286,000	\$65,000	\$351,000	\$351,000
2022	\$245,828	\$55,000	\$300,828	\$300,828
2021	\$160,000	\$55,000	\$215,000	\$215,000
2020	\$160,000	\$55,000	\$215,000	\$215,000

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)
- DISABLED VET 70 to 99 PCT 11.22

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.