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**Address:** [4704 BRISTOL TRACE TR](#)  
**City:** FORT WORTH  
**Georeference:** 42406-4-21  
**Subdivision:** TRACE RIDGE ADDITION  
**Neighborhood Code:** 3K800C

**Latitude:** 32.8946204866  
**Longitude:** -97.2847217697  
**TAD Map:** 2066-444  
**MAPSCO:** TAR-036F



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

## PROPERTY DATA

**Legal Description:** TRACE RIDGE ADDITION Block  
4 Lot 21

**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:** 1999

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Protest Deadline Date:** 5/15/2025

**Site Number:** 07144326  
**Site Name:** TRACE RIDGE ADDITION-4-21  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,474  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,150  
**Land Acres<sup>\*</sup>:** 0.1641  
**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:**

SHARMA KAPIL

**Primary Owner Address:**

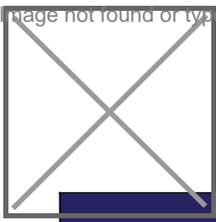
4704 BRISTOL TRACE TR  
KELLER, TX 76244

**Deed Date:** 9/24/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215219851](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
THAI PHU QUANG	6/16/2006	<a href="#">D206185392</a>	0000000	0000000
MORTLAND M DEAN;MORTLAND MARJORIE	1/30/2006	<a href="#">D206034575</a>	0000000	0000000
BURCH KAY S	3/7/2000	00142570000371	0014257	0000371
D R HORTON TEXAS LTD	1/1/1998	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	\$272,985	\$70,000	\$342,985	\$342,985
2024	\$272,985	\$70,000	\$342,985	\$342,985
2023	\$290,630	\$70,000	\$360,630	\$360,630
2022	\$282,019	\$50,000	\$332,019	\$332,019
2021	\$214,350	\$50,000	\$264,350	\$264,350
2020	\$195,000	\$50,000	\$245,000	\$245,000

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.