



Address: [4725 BRISTOL TRACE TR](#)
City: FORT WORTH
Georeference: 42406-7-4
Subdivision: TRACE RIDGE ADDITION
Neighborhood Code: 3K800C

Latitude: 32.8950580436
Longitude: -97.2838412957
TAD Map: 2066-444
MAPSCO: TAR-036F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRACE RIDGE ADDITION Block
7 Lot 4

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: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07144857

Site Name: TRACE RIDGE ADDITION-7-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,302

Percent Complete: 100%

Land Sqft^{*}: 7,150

Land Acres^{*}: 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:

DARA RAVI

Primary Owner Address:

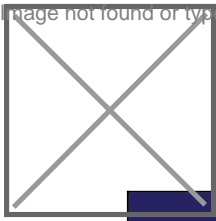
4725 BRISTOL TRACE TRL
KELLER, TX 76244

Deed Date: 3/8/2019

Deed Volume:

Deed Page:

Instrument: [D219045782](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOLB MARTHA H;KOLB PHILLIP A	7/29/2003	D203288309	0017035	0000119
MAY JULIE	1/26/2000	00142140000409	0014214	0000409
D R HORTON TEXAS LTD	1/1/1998	000000000000000	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	\$256,000	\$70,000	\$326,000	\$326,000
2024	\$256,000	\$70,000	\$326,000	\$326,000
2023	\$280,000	\$70,000	\$350,000	\$350,000
2022	\$256,500	\$50,000	\$306,500	\$306,500
2021	\$205,400	\$50,000	\$255,400	\$255,400
2020	\$200,862	\$50,000	\$250,862	\$250,862

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.