



**Address:** [4725 CAROLINA TRACE TR](#)  
**City:** FORT WORTH  
**Georeference:** 42406-10-31  
**Subdivision:** TRACE RIDGE ADDITION  
**Neighborhood Code:** 3K800C

**Latitude:** 32.8973049907  
**Longitude:** -97.2839406137  
**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  
10 Lot 31

**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

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$350,063

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

**Site Number:** 07145667

**Site Name:** TRACE RIDGE ADDITION-10-31

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,914

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,961

**Land Acres<sup>\*</sup>:** 0.1598

**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:**

MARCHALK KYLE JETUX CLARISSA

**Primary Owner Address:**

4725 CAROLINA TRACE TR  
KELLER, TX 76244-6948

**Deed Date:** 6/8/2000

**Deed Volume:** 0014391

**Deed Page:** 0000632

**Instrument:** 00143910000632

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRUDENTIAL RESIDENTIAL SERV	5/16/2000	00143910000631	0014391	0000631
MILLER ELIZABE;MILLER STEPHEN P	5/27/1999	00138750000349	0013875	0000349
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	\$255,000	\$70,000	\$325,000	\$325,000
2024	\$280,063	\$70,000	\$350,063	\$321,298
2023	\$285,477	\$70,000	\$355,477	\$292,089
2022	\$251,356	\$50,000	\$301,356	\$265,535
2021	\$191,395	\$50,000	\$241,395	\$241,395
2020	\$187,197	\$50,000	\$237,197	\$233,530

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.