



Address: [4609 CANNAS CT](#)
City: FORT WORTH
Georeference: 7850D-6-27
Subdivision: COLUMBUS HEIGHTS ADDITION
Neighborhood Code: 4S004E

Latitude: 32.6273736411
Longitude: -97.3936684391
TAD Map: 2030-348
MAPSCO: TAR-103K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLUMBUS HEIGHTS
ADDITION Block 6 Lot 27

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$457,665

Protest Deadline Date: 5/24/2024

Site Number: 07266561

Site Name: COLUMBUS HEIGHTS ADDITION-6-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,261

Percent Complete: 100%

Land Sqft^{*}: 14,990

Land Acres^{*}: 0.3441

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:

HUMPHREY JOHN PACKARD
OSUNA HUMPHREY ANDREA JEAN

Primary Owner Address:

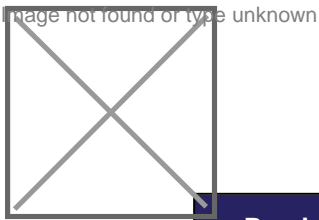
4609 CANNAS CT
FORT WORTH, TX 76123

Deed Date: 1/12/2024

Deed Volume:

Deed Page:

Instrument: [D224006705](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
Unlisted	12/31/2002	00162730000169	0016273	0000169
HIGHLAND HOME LTD	4/25/2002	00156490000153	0015649	0000153
HILLWOOD RLD LP	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 ⁺
2025	\$382,665	\$75,000	\$457,665	\$457,665
2024	\$382,665	\$75,000	\$457,665	\$387,768
2023	\$345,638	\$75,000	\$420,638	\$352,516
2022	\$287,733	\$62,500	\$350,233	\$320,469
2021	\$236,515	\$62,500	\$299,015	\$291,335
2020	\$202,350	\$62,500	\$264,850	\$264,850

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.