



**Address:** [4763 PARKMOUNT DR](#)  
**City:** FORT WORTH  
**Georeference:** 31548-7-16  
**Subdivision:** PARK BEND ESTATES ADDITION  
**Neighborhood Code:** 3K200F

**Latitude:** 32.8824651415  
**Longitude:** -97.2826049848  
**TAD Map:** 2066-440  
**MAPSCO:** TAR-036K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARK BEND ESTATES  
ADDITION Block 7 Lot 16

**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)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2000

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$335,500

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

**Site Number:** 07358970

**Site Name:** PARK BEND ESTATES ADDITION-7-16

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

**Parcels:** 1

**Approximate Size+++:** 2,733

**Percent Complete:** 100%

**Land Sqft\*** : 7,841

**Land Acres\*** : 0.1800

**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:**

SEISHIN INDUSTRY CO LTD

**Primary Owner Address:**

5050 QUORUM DR SUITE 225  
DALLAS, TX 75254

**Deed Date:** 5/29/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224094833](#)

| Previous Owners                           | Date       | Instrument                 | Deed Volume | Deed Page |
|---|------------|----------------------------|-------------|-----------|
| AB TEXAS RENOVATIONS LLC                  | 10/20/2023 | <a href="#">D223190494</a> |             |           |
| OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC | 10/20/2023 | <a href="#">D223190486</a> |             |           |
| LUNA RICARDO F                            | 7/27/2018  | <a href="#">D218167531</a> |             |           |
| SANASAC RICKEY;SANASAC SURONG             | 11/10/2010 | <a href="#">D210282146</a> | 0000000     | 0000000   |
| FEDERAL HOME LOAN MTG CORP                | 4/6/2010   | <a href="#">D210083196</a> | 0000000     | 0000000   |
| CALLI M TROY                              | 8/9/2000   | 00144750000253             | 0014475     | 0000253   |
| PULTE HOME CORP OF TEXAS                  | 1/1/1999   | 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 | \$270,500          | \$65,000    | \$335,500    | \$335,500                    |
| 2024 | \$270,500          | \$65,000    | \$335,500    | \$335,500                    |
| 2023 | \$357,336          | \$65,000    | \$422,336    | \$356,518                    |
| 2022 | \$301,267          | \$50,000    | \$351,267    | \$324,107                    |
| 2021 | \$244,643          | \$50,000    | \$294,643    | \$294,643                    |
| 2020 | \$217,906          | \$50,000    | \$267,906    | \$267,906                    |

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.