



Address: [5520 MONTHAVEN DR](#)
City: FORT WORTH
Georeference: 31808M-12-1
Subdivision: PARKWOOD HILL ADDITION
Neighborhood Code: 3K200A

Latitude: 32.8820989034
Longitude: -97.266177085
TAD Map: 2066-440
MAPSCO: TAR-036M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARKWOOD HILL ADDITION
Block 12 Lot 1

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A
Year Built: 2002
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$410,147
Protest Deadline Date: 5/24/2024

Site Number: 07369778
Site Name: PARKWOOD HILL ADDITION-12-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,707
Percent Complete: 100%
Land Sqft^{*}: 6,848
Land Acres^{*}: 0.1572
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:
LEWIS CHINATSU M
Primary Owner Address:
5520 MONTHAVEN DR
FORT WORTH, TX 76137

Deed Date: 6/17/2024
Deed Volume:
Deed Page:
Instrument: 14224108552



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEWIS CHINATSU M;LEWIS EST NORMAN M JR	3/5/2015	D215045128		
COOK ALISHA D;COOK BOBBY A JR	6/16/2010	D210148914	0000000	0000000
CARTUS FINANCIAL CORPORATION	6/15/2010	D210148913	0000000	0000000
MAYER KENNETH;MAYER KRISTI	4/24/2002	00156570000023	0015657	0000023
LEGACY/MONTEREY HOMES	12/30/1999	00141650000458	0014165	0000458
LUMBERMAN'S INVESTMENT CORP	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 ⁺
2025	\$335,147	\$75,000	\$410,147	\$410,147
2024	\$335,147	\$75,000	\$410,147	\$394,452
2023	\$331,755	\$75,000	\$406,755	\$358,593
2022	\$288,065	\$60,000	\$348,065	\$325,994
2021	\$236,358	\$60,000	\$296,358	\$296,358
2020	\$210,815	\$60,000	\$270,815	\$270,815

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.