



**Address:** [4017 PENINSULA CLUB CIR](#)  
**City:** FORT WORTH  
**Georeference:** 23245-19-20  
**Subdivision:** LAKE WORTH LEASES ADDITION  
**Neighborhood Code:** 2A400A

**Latitude:** 32.8116141565  
**Longitude:** -97.4731033788  
**TAD Map:** 2006-416  
**MAPSCO:** TAR-045W



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** LAKE WORTH LEASES  
ADDITION Block 19 Lot 20 81 LF

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A  
**Year Built:** 1969  
**Personal Property Account:** N/A  
**Agent:** THE RAY TAX GROUP LLC (01008)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07630492  
**Site Name:** LAKE WORTH LEASES ADDITION-19-20  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,461  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 20,911  
**Land Acres<sup>\*</sup>:** 0.4800  
**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:**  
MATHEUS DANIEL  
MATHEUS KRIS  
**Primary Owner Address:**  
4017 PENINSULA CLUB CIR  
FORT WORTH, TX 76135-4621

**Deed Date:** 12/13/2005  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MATHEUS DANIEL;MATHEUS KRIS	1/1/2000	000000000000000	0000000	0000000



## VALUES

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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	\$277,061	\$197,823	\$474,884	\$474,884
2024	\$358,704	\$197,823	\$556,527	\$556,527
2023	\$382,177	\$197,823	\$580,000	\$551,599
2022	\$488,742	\$88,872	\$577,614	\$501,454
2021	\$366,995	\$88,872	\$455,867	\$455,867
2020	\$389,184	\$88,872	\$478,056	\$478,019

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

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- 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.