



**Address:** [4009 TIDBALL DR](#)  
**City:** FORT WORTH  
**Georeference:** 17781C-12-26  
**Subdivision:** HERITAGE ADDITION-FORT WORTH  
**Neighborhood Code:** 3K500H

**Latitude:** 32.9076716239  
**Longitude:** -97.2991081983  
**TAD Map:** 2060-448  
**MAPSCO:** TAR-021Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HERITAGE ADDITION-FORT WORTH Block 12 Lot 26

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #7 HERITAGE - RESIDENTIAL (608)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2001

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Notice Value:** \$419,600

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

**Site Number:** 07673507

**Site Name:** HERITAGE ADDITION-FORT WORTH-12-26

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,553

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**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:**

FINNIGAN TERRY & BETH TRUST

**Primary Owner Address:**

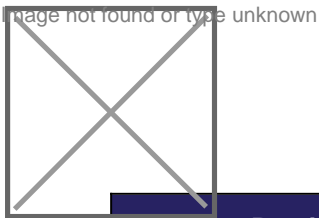
4009 TIDBALL DR  
KELLER, TX 76244

**Deed Date:** 4/25/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217092995](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FINNIGAN BETH A;FINNIGAN TERRY	8/3/2001	00150760000114	0015076	0000114
HIGHLAND HOME LTD	1/25/2001	00147120000097	0014712	0000097
HILLWOOD ALLIANCE RESIDNTL LP	1/1/2000	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	\$349,600	\$70,000	\$419,600	\$419,600
2024	\$349,600	\$70,000	\$419,600	\$386,618
2023	\$344,817	\$70,000	\$414,817	\$351,471
2022	\$291,179	\$60,000	\$351,179	\$319,519
2021	\$230,472	\$60,000	\$290,472	\$290,472
2020	\$221,719	\$60,000	\$281,719	\$281,719

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.