



**Address:** [4253 CANYON TR](#)  
**City:** LAKE WORTH  
**Georeference:** 18090-18R-2R  
**Subdivision:** HIGHLAND LAKE ADDITION  
**Neighborhood Code:** 2N060H

**Latitude:** 32.8194315795  
**Longitude:** -97.4305435169  
**TAD Map:** 2018-416  
**MAPSCO:** TAR-046T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HIGHLAND LAKE ADDITION  
Block 18R Lot 2R

**Jurisdictions:**

CITY OF LAKE WORTH (016)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
LAKE WORTH ISD (910)

**State Code:** A

**Year Built:** 2005

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$275,928

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

**Site Number:** 07748639

**Site Name:** HIGHLAND LAKE ADDITION-18R-2R

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,726

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,183

**Land Acres<sup>\*</sup>:** 0.1189

**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:**

LOPEZ SHARON  
LOPEZ DANNY

**Primary Owner Address:**

4253 CANYON TR  
LAKE WORTH, TX 76135-2307

**Deed Date:** 1/13/2008

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D208055380](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROBBINS PHILLIP A	4/12/2006	<a href="#">D207456540</a>	0000000	0000000
ELRICH LLC	9/7/2005	<a href="#">D205273941</a>	0000000	0000000
RUST JAMES L	7/25/2005	<a href="#">D205220704</a>	0000000	0000000
9.3 CANYON TRAIL LP	1/23/2001	00147010000398	0014701	0000398
MCCULLAR REALTY INC	1/22/2001	00147010000397	0014701	0000397
DILL ANN;DILL JACK	1/1/2001	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	\$211,377	\$55,000	\$266,377	\$266,377
2024	\$220,928	\$55,000	\$275,928	\$266,377
2023	\$215,359	\$40,000	\$255,359	\$242,161
2022	\$190,731	\$40,000	\$230,731	\$220,146
2021	\$160,133	\$40,000	\$200,133	\$200,133
2020	\$149,378	\$40,000	\$189,378	\$189,378

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.