



**Address:** [4904 SPUR RIDGE CT](#)  
**City:** FORT WORTH  
**Georeference:** 8537M-11-41  
**Subdivision:** COVENTRY HILLS ADDITION  
**Neighborhood Code:** 3K800D

**Latitude:** 32.9005329995  
**Longitude:** -97.2801603141  
**TAD Map:** 2066-448  
**MAPSCO:** TAR-036B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COVENTRY HILLS ADDITION  
Block 11 Lot 41

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** RYAN LLC (00672F)

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

**Site Number:** 07909233

**Site Name:** COVENTRY HILLS ADDITION-11-41

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,102

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,776

**Land Acres<sup>\*</sup>:** 0.2473

**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:**

2018-4 IH BORROWER LP

**Primary Owner Address:**

5420 LYNDON B JOHNSON FRWY STE 600  
DALLAS, TX 75240

**Deed Date:** 11/7/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218260696](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CSH 2016-1 BORROWER LLC	6/7/2016	<a href="#">D216123347</a>		
CAH RENTALS TEXAS LLC	4/27/2015	<a href="#">D215087684</a>		
COLFIN AH-TEXAS 5 LLC	1/20/2015	<a href="#">D215034978 CWD</a>		
MCSHAN BRANON D	6/22/2013	<a href="#">D213167741</a>	0000000	0000000
MCSHAN BRANNON;MCSHAN REBECCA	1/31/2003	00163710000115	0016371	0000115
HISTORY MAKER HOMES LLC	4/2/2002	00156070000235	0015607	0000235
METROPLEX INVESTMENT GROUP LP	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	\$377,810	\$60,000	\$437,810	\$437,810
2024	\$377,810	\$60,000	\$437,810	\$437,810
2023	\$376,330	\$60,000	\$436,330	\$436,330
2022	\$336,987	\$45,000	\$381,987	\$381,987
2021	\$209,895	\$45,000	\$254,895	\$254,895
2020	\$209,895	\$45,000	\$254,895	\$254,895

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.