



Address: [4016 BIG THICKET DR](#)
City: FORT WORTH
Georeference: 817H-12-26
Subdivision: ARCADIA PARK ADDITION
Neighborhood Code: 3K400N

Latitude: 32.8987219432
Longitude: -97.3019745885
TAD Map: 2060-448
MAPSCO: TAR-035D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARCADIA PARK ADDITION
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)
KELLER ISD (907)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 40133273
Site Name: ARCADIA PARK ADDITION-12-26
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,710
Percent Complete: 100%
Land Sqft^{*}: 5,494
Land Acres^{*}: 0.1261
Pool: N

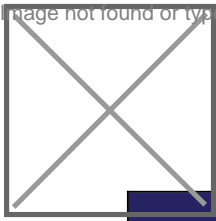
⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
WOHLDMANN WM J
WOHLDMANN CAROL
Primary Owner Address:
8800 MARTI LN
NORTH RICHLAND HILLS, TX 76180-3256

Deed Date: 11/15/2004
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D204369186](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHOICE HOMES INC	8/31/2004	D204272854	0000000	0000000
MYRAN CORP	3/9/2004	D204074068	0000000	0000000
KB ARCADIA DEVELOPMENT LTD	1/1/2002	000000000000000	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	\$220,187	\$55,000	\$275,187	\$275,187
2024	\$220,187	\$55,000	\$275,187	\$275,187
2023	\$262,000	\$55,000	\$317,000	\$317,000
2022	\$217,950	\$45,000	\$262,950	\$262,950
2021	\$157,000	\$45,000	\$202,000	\$202,000
2020	\$157,000	\$45,000	\$202,000	\$202,000

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.