



Address: [4621 WATERFORD DR](#)
City: FORT WORTH
Georeference: 31682-1-199
Subdivision: PARKVIEW HILLS
Neighborhood Code: 2N050B

Latitude: 32.8601173829
Longitude: -97.3941673901
TAD Map: 2030-432
MAPSCO: TAR-033X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARKVIEW HILLS Block 1 Lot 199

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 40218872

Site Name: PARKVIEW HILLS-1-199

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,945

Percent Complete: 100%

Land Sqft^{*}: 6,437

Land Acres^{*}: 0.1477

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:

AMH 2015-1 BORROWER LLC

Primary Owner Address:

23975 PARK SORRENTO STE 300
CALABASAS, CA 91302

Deed Date: 3/6/2015

Deed Volume:

Deed Page:

Instrument: [D215046196](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AMERICAN HOMES 4 RENT PROPERTIES EIGHT LLC	2/5/2014	D214025920	0000000	0000000
COLE JULIA;COLE PETER JR	4/5/2010	D210082448	0000000	0000000
AZUL GROUP INC	12/18/2009	D210007324	0000000	0000000
DIAMOND KIM D;DIAMOND TIM L	11/15/2003	D203432861	0000000	0000000
LENAR HOMES OF TEXAS INC	11/14/2003	D203432860	0000000	0000000
LENNAR HOMES TEXAS LAND & CONS	7/21/2003	D203270397	0016980	0000117
BARHAM AND HARRIS DEVELOPEMENT	1/1/2003	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	\$168,300	\$60,000	\$228,300	\$228,300
2024	\$191,130	\$60,000	\$251,130	\$251,130
2023	\$266,613	\$35,000	\$301,613	\$301,613
2022	\$214,358	\$35,000	\$249,358	\$249,358
2021	\$151,558	\$35,000	\$186,558	\$186,558
2020	\$152,689	\$35,000	\$187,689	\$187,689

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.