



Address: [3604 LAKE HILL LN](#)
City: FORT WORTH
Georeference: 23312-4-9
Subdivision: LAKEVIEW NORTH ADDITION
Neighborhood Code: 3T010H

Latitude: 32.8119673468
Longitude: -97.1432929032
TAD Map: 2108-416
MAPSCO: TAR-054W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKEVIEW NORTH ADDITION
Block 4 Lot 9

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$406,059

Protest Deadline Date: 5/24/2024

Site Number: 40242501

Site Name: LAKEVIEW NORTH ADDITION-4-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,362

Percent Complete: 100%

Land Sqft^{*}: 8,407

Land Acres^{*}: 0.1929

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:

NEHER HARVEY
NEHER JENNIFER

Primary Owner Address:

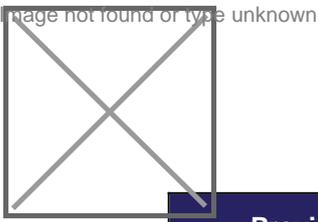
3604 LAKE HILL LN
HURST, TX 76053

Deed Date: 2/28/2017

Deed Volume:

Deed Page:

Instrument: [D217051170](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PARIS BRAM;PARIS MISTY	5/31/2005	D205165122	0000000	0000000
BEAZER HOMES TEXAS LP	1/1/2003	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 ⁺
2025	\$326,059	\$80,000	\$406,059	\$374,810
2024	\$326,059	\$80,000	\$406,059	\$340,736
2023	\$350,930	\$50,000	\$400,930	\$309,760
2022	\$279,168	\$50,000	\$329,168	\$281,600
2021	\$206,000	\$50,000	\$256,000	\$256,000
2020	\$206,000	\$50,000	\$256,000	\$256,000

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

- 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.