



Address: [4009 SHIVER RD](#)
City: FORT WORTH
Georeference: 817H-29-76
Subdivision: ARCADIA PARK ADDITION
Neighborhood Code: 3K500K

Latitude: 32.9020089381
Longitude: -97.2985012597
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 29 Lot 76

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: None
Protest Deadline Date: 5/24/2024

Site Number: 40314537
Site Name: ARCADIA PARK ADDITION-29-76
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,875
Percent Complete: 100%
Land Sqft^{*}: 5,907
Land Acres^{*}: 0.1356
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:
LE LAN THUY
NGUYEN DAT TUAN
Primary Owner Address:
4009 SHIVER RD
FORT WORTH, TX 76244

Deed Date: 10/16/2020
Deed Volume:
Deed Page:
Instrument: [D220273589](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUDD SUN P;RUDD WILLIAM J	6/16/2017	D217136984		
ESPINOSA ROY	3/31/2011	D211078630	0000000	0000000
MITCHELL G L;MITCHELL SUZANNE C	1/14/2005	D205020645	0000000	0000000
GEHAN HOMES LTD	7/15/2004	D204223480	0000000	0000000
GEHAN/ARCADIA PARK LP	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	\$226,000	\$70,000	\$296,000	\$296,000
2024	\$248,000	\$70,000	\$318,000	\$318,000
2023	\$270,803	\$70,000	\$340,803	\$308,123
2022	\$232,815	\$55,000	\$287,815	\$280,112
2021	\$199,647	\$55,000	\$254,647	\$254,647
2020	\$170,330	\$55,000	\$225,330	\$225,330

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.