

Tarrant Appraisal District

Property Information | PDF

Account Number: 40495116

Latitude: 32.6070242106

TAD Map: 2030-340 **MAPSCO:** TAR-103X

Longitude: -97.3922962726

Address: 4528 CORNER BROOK LN

City: FORT WORTH

Georeference: 40672B-34-28

Subdivision: SUMMER CREEK RANCH ADDITION

Neighborhood Code: 4S004N

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



PROPERTY DATA

Legal Description: SUMMER CREEK RANCH

ADDITION Block 34 Lot 28

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 40495116

TARRANT COUNTY (220)

Site Name: SUMMER CREEK RANCH ADDITION-34-28

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224)

Site Class: A1 - Residential - Single Family

TARRANT COUNTY COLLEGE (225) Parcels: 1

CROWLEY ISD (912)

Approximate Size⁺⁺⁺: 2,171

State Code: A

Percent Complete: 100%

Year Built: 2006 Land Sqft*: 6,970
Personal Property Account: N/A Land Acres*: 0.1600

Agent: GOODRICH REALTY CONSULTING (009774001: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

 Current Owner:
 Deed Date: 6/7/2007

 CULWELL EARL ANTHONY
 Deed Volume: 0000000

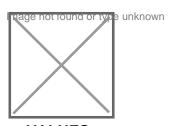
 Primary Owner Address:
 Deed Page: 0000000

 PO BOX 442
 Instrument: D207211525

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RAH OF TEXAS LP	12/1/2004	D204378020	0000000	0000000
CL TEXAS LP	1/1/2004	00000000000000	0000000	0000000

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



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$260,747	\$60,000	\$320,747	\$320,747
2024	\$260,747	\$60,000	\$320,747	\$320,747
2023	\$278,359	\$60,000	\$338,359	\$338,359
2022	\$219,377	\$45,000	\$264,377	\$264,377
2021	\$183,951	\$45,000	\$228,951	\$228,951
2020	\$168,385	\$45,000	\$213,385	\$213,385

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.