



Address: [4617 PORTO VILA CT](#)
City: FORT WORTH
Georeference: 26499-1-3
Subdivision: MONTERRAT
Neighborhood Code: 4W004B

Latitude: 32.7060267855
Longitude: -97.4781017739
TAD Map: 2006-376
MAPSCO: TAR-072Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MONTERRAT Block 1 Lot 3

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: INTEGRATAX (00753)

Notice Sent Date: 4/15/2025

Notice Value: \$1,650,000

Protest Deadline Date: 5/24/2024

Site Number: 40526356

Site Name: MONTERRAT-1-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,305

Percent Complete: 100%

Land Sqft^{*}: 37,462

Land Acres^{*}: 0.8600

Pool: Y

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

MAXWELL WILLIAM JR
MAXWELL

Primary Owner Address:

4617 PORTO VILA CT
FORT WORTH, TX 76126-1918

Deed Date: 11/1/2006

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D206347876](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERCER BRAD;MERCER MARISA	7/15/2004	D204224908	0000000	0000000
THMC PARTNERS LP	1/1/2004	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	\$1,068,145	\$430,000	\$1,498,145	\$1,470,909
2024	\$1,220,000	\$430,000	\$1,650,000	\$1,337,190
2023	\$1,201,824	\$430,000	\$1,631,824	\$1,215,627
2022	\$816,020	\$430,000	\$1,246,020	\$1,105,115
2021	\$688,400	\$316,250	\$1,004,650	\$1,004,650
2020	\$688,400	\$316,250	\$1,004,650	\$1,004,650

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.