

**Tarrant Appraisal District** 

Property Information | PDF Account Number: 40590259

Latitude: 32.9044711898 Address: 4301 SUMMER STAR LN Longitude: -97.2944084229

City: FORT WORTH Georeference: 817H-34-12 **TAD Map:** 2060-448

MAPSCO: TAR-036A Subdivision: ARCADIA PARK ADDITION

Neighborhood Code: 3K500K

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

## PROPERTY DATA

Legal Description: ARCADIA PARK ADDITION

Block 34 Lot 12 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: 2005

Personal Property Account: N/A Agent: RYAN LLC (00320R) Protest Deadline Date: 5/24/2024 Site Number: 40590259

Site Name: ARCADIA PARK ADDITION-34-12 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,664 Percent Complete: 100%

**Land Sqft**\*: 5,500 Land Acres\*: 0.1262

Pool: N

## 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

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
AMERICAN HOMES 4 RENT PROPERTIES EIGHT LLC	4/9/2014	D214072739	0000000	0000000
SECRETARY OF HUD	8/15/2013	D213302167	0000000	0000000
BANK OF AMERICA NA	8/6/2013	D213221677	0000000	0000000
US BANK NATIONAL ASSOC	6/7/2011	D211140958	0000000	0000000
SMITH KRISTINA L ETAL	9/3/2010	D210234802	0000000	0000000
U S BANK NATIONAL ASSN	7/6/2010	D210169221	0000000	0000000
BRINER DAVID;BRINER JEFFREY ETAL	11/7/2007	D208079100	0000000	0000000
US BANK NATIONAL ASSOC	11/6/2007	D207406056	0000000	0000000
BRINER JEFFREY ETAL	11/7/2005	D205342137	0000000	0000000
GOODMAN FAMILY BUILDERS LP	6/16/2005	D205172317	0000000	0000000
ARCADIA LOTS LTD	1/1/2004	00000000000000	0000000	0000000

## **VALUES**

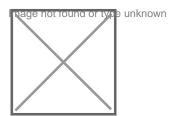
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$264,561	\$70,000	\$334,561	\$334,561
2024	\$375,843	\$70,000	\$445,843	\$445,843
2023	\$369,000	\$70,000	\$439,000	\$439,000
2022	\$322,946	\$55,000	\$377,946	\$377,946
2021	\$233,654	\$55,000	\$288,654	\$288,654
2020	\$233,654	\$55,000	\$288,654	\$288,654

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

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<sup>+</sup> 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.

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