



Address: [4137 TWINLEAF DR](#)
City: FORT WORTH
Georeference: 35248-114-16
Subdivision: ROSEMARY RIDGE ADDITION
Neighborhood Code: 4S004P

Latitude: 32.593409504
Longitude: -97.3832427142
TAD Map: 2036-336
MAPSCO: TAR-117C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROSEMARY RIDGE ADDITION
Block 114 Lot 16

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A
Year Built: 2015
Personal Property Account: N/A
Agent: ELLIOTT-WELLMAN (00642)
Protest Deadline Date: 5/24/2024

Site Number: 40891283
Site Name: ROSEMARY RIDGE ADDITION-114-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,358
Percent Complete: 100%
Land Sqft^{*}: 5,663
Land Acres^{*}: 0.1300
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:
CAMILLO A-1 PROPERTY OWNER LLC
Primary Owner Address:
13141 NORTHWEST FRWY
HOUSTON, TX 77040

Deed Date: 11/19/2016
Deed Volume:
Deed Page:
Instrument: [D216272832](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| CAMILLO 2016-SFR 1-A-1 ISSUER LLC | 11/18/2016 | D216272831 | | |
| CAMILLO A-1 DEPOSITOR LLC | 11/18/2016 | D216272830 | | |
| CAMILLO PROPERTIES LTD | 5/30/2014 | D214112642 | 0000000 | 0000000 |
| CTMGT LOTS HOLDINGS LLC | 12/29/2009 | D209337157 | 0000000 | 0000000 |
| SJ ROSEMARY DEVELOPMENT LP | 1/1/2005 | 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 | \$128,208 | \$40,000 | \$168,208 | \$168,208 |
| 2024 | \$128,208 | \$40,000 | \$168,208 | \$168,208 |
| 2023 | \$213,717 | \$40,000 | \$253,717 | \$253,717 |
| 2022 | \$182,659 | \$40,000 | \$222,659 | \$222,659 |
| 2021 | \$161,991 | \$40,000 | \$201,991 | \$201,991 |
| 2020 | \$138,074 | \$39,996 | \$178,070 | \$178,070 |

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

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.