



**Address:** [4617 VAN ZANDT DR](#)  
**City:** FORT WORTH  
**Georeference:** 17781C-52-26  
**Subdivision:** HERITAGE ADDITION-FORT WORTH  
**Neighborhood Code:** 3K800A

**Latitude:** 32.9054206072  
**Longitude:** -97.2855288408  
**TAD Map:** 2060-448  
**MAPSCO:** TAR-036B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HERITAGE ADDITION-FORT WORTH Block 52 Lot 26

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #7 HERITAGE - RESIDENTIAL (608)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2006

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40897281

**Site Name:** HERITAGE ADDITION-FORT WORTH-52-26

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,201

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,147

**Land Acres<sup>\*</sup>:** 0.2099

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

THOMPSON MARISA  
THOMPSON JEFFREY

**Primary Owner Address:**

4617 VAN ZANDT DR  
FORT WORTH, TX 76244-6188

**Deed Date:** 7/8/2013

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D213180971](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BUSWELL GUY;BUSWELL SHARON	9/15/2006	<a href="#">D206296285</a>	0000000	0000000
STANDARD PACIFIC OF TEXAS 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 <sup>+</sup>
2025	\$415,000	\$75,000	\$490,000	\$490,000
2024	\$415,000	\$75,000	\$490,000	\$490,000
2023	\$468,842	\$75,000	\$543,842	\$456,646
2022	\$359,944	\$65,000	\$424,944	\$415,133
2021	\$314,004	\$65,000	\$379,004	\$377,394
2020	\$278,085	\$65,000	\$343,085	\$343,085

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.