



**Address:** [4628 LANCE LEAF DR](#)  
**City:** FORT WORTH  
**Georeference:** 44715T-102-17  
**Subdivision:** VILLAGES OF WOODLAND SPRINGS W  
**Neighborhood Code:** 3K600B

**Latitude:** 32.951960981  
**Longitude:** -97.2842666354  
**TAD Map:** 2066-464  
**MAPSCO:** TAR-022B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VILLAGES OF WOODLAND  
SPRINGS W Block 102 Lot 17

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2008

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$423,087

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

**Site Number:** 40973964

**Site Name:** VILLAGES OF WOODLAND SPRINGS W-102-17

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

**Parcels:** 1

**Approximate Size+++:** 2,390

**Percent Complete:** 100%

**Land Sqft\*:** 5,973

**Land Acres\*:** 0.1371

**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:**

ROBIN NOAH C  
ROBIN HOLLY N

**Primary Owner Address:**

4628 LANCE LEAF DR  
FORT WORTH, TX 76244

**Deed Date:** 8/10/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216186610](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SELVIDGE JANET;SELVIDGE STEVEN C	12/23/2008	<a href="#">D208468914</a>	0000000	0000000
LENNAR HOMES OF TEXAS	12/22/2008	<a href="#">D208468913</a>	0000000	0000000
LENNAR HMS OF TEXAS LAND & CON	11/15/2006	<a href="#">D206365174</a>	0000000	0000000
ONE PRAIRIE MEADOWS LTD	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	\$353,087	\$70,000	\$423,087	\$423,087
2024	\$353,087	\$70,000	\$423,087	\$409,138
2023	\$359,274	\$70,000	\$429,274	\$371,944
2022	\$297,856	\$50,000	\$347,856	\$319,949
2021	\$240,863	\$50,000	\$290,863	\$290,863
2020	\$220,863	\$50,000	\$270,863	\$270,863

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.