



**Address:** [4701 SANTA COVA CT](#)  
**City:** FORT WORTH  
**Georeference:** 26499-10-8  
**Subdivision:** MONTSEERRAT  
**Neighborhood Code:** 4W004B

**Latitude:** 32.7048217891  
**Longitude:** -97.4874079866  
**TAD Map:** 2000-376  
**MAPSCO:** TAR-072Y



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** MONTSEERRAT Block 10 Lot 8

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2021

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41212983  
**Site Name:** MONTSEERRAT-10-8  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 5,920  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 47,045  
**Land Acres<sup>\*</sup>:** 1.0800  
**Pool:** Y

<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:**

CONKLIN ALLISON

**Primary Owner Address:**

4701 SANTA COVA CT  
FORT WORTH, TX 76126

**Deed Date:** 5/19/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222140501](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONKLIN ALLISON;CONKLIN RONNIE	6/4/2020	<a href="#">D220128886</a>		
FRICKS GREG	12/18/2017	<a href="#">D217290463</a>		
J LAMBERT CONSTRUCTION INC	5/1/2007	<a href="#">D207158676</a>	0000000	0000000
THMC INVESTMENTS SOUTH LP	1/1/2006	0000000000000000	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	\$1,731,000	\$512,000	\$2,243,000	\$2,243,000
2024	\$1,731,000	\$512,000	\$2,243,000	\$2,243,000
2023	\$1,731,000	\$512,000	\$2,243,000	\$2,243,000
2022	\$1,141,052	\$512,000	\$1,653,052	\$1,653,052
2021	\$0	\$490,000	\$490,000	\$490,000
2020	\$0	\$500,000	\$500,000	\$500,000

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.