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Address: [4217 ANDREA LN](#)
City: FOREST HILL
Georeference: 33515-1-5
Subdivision: RANDELL THOMAS PLACE
Neighborhood Code: 1H070E

Latitude: 32.6653024483
Longitude: -97.2625643998
TAD Map: 2072-360
MAPSCO: TAR-092V



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

PROPERTY DATA

Legal Description: RANDELL THOMAS PLACE
Block 1 Lot 5

Jurisdictions:

CITY OF FOREST HILL (010)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 41217748

Site Name: RANDELL THOMAS PLACE-1-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,600

Percent Complete: 100%

Land Sqft^{*}: 8,750

Land Acres^{*}: 0.2008

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:

HSI ANDY C
PANG XIAOFAN

Primary Owner Address:

18748 TURFWAY PARK
YORBA LINDA, CA 92886

Deed Date: 6/14/2019

Deed Volume:

Deed Page:

Instrument: [D219131604](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|-----------|----------------------------|-------------|-----------|
| REI NATION LLC | 4/30/2019 | D219093341 | | |
| SILVERFIN INVESTMENTS LLC | 4/30/2019 | D219092981 | | |
| PHANTOM CAPITAL CORP | 6/1/2017 | D217150140 | | |
| CHARLIE ROMEO LTD | 9/1/2016 | D216260865 | | |
| RAILWAY TECHNOLOGY CONSULTING | 1/16/2008 | D208024577 | 0000000 | 0000000 |
| DCSI INC | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$243,750 | \$26,250 | \$270,000 | \$270,000 |
| 2024 | \$243,750 | \$26,250 | \$270,000 | \$270,000 |
| 2023 | \$203,750 | \$26,250 | \$230,000 | \$230,000 |
| 2022 | \$210,287 | \$8,750 | \$219,037 | \$219,037 |
| 2021 | \$140,691 | \$8,750 | \$149,441 | \$149,441 |
| 2020 | \$141,047 | \$8,750 | \$149,797 | \$149,797 |

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.