



Image not found or type unknown

Address: [4420 FRAZIER AVE](#)
City: FORT WORTH
Georeference: 37860-74-16
Subdivision: SEMINARY HILL ADDITION
Neighborhood Code: WH-South Fort Worth/Seminary General

Latitude: 32.6825163999
Longitude: -97.3511492337
TAD Map: 2042-368
MAPSCO: TAR-060K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SEMINARY HILL ADDITION
Block 74 Lot 16

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: C1C

Year Built: 0

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$49,656

Protest Deadline Date: 5/31/2024

Site Number: 800068143

Site Name: Vacant Land

Site Class: LandVacantComm - Vacant Land -Commercial

Parcels: 1

Primary Building Name:

Primary Building Type:

Gross Building Area⁺⁺⁺: 0

Net Leasable Area⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 10,454

Land Acres^{*}: 0.2400

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:
CONTRERAS MIGUEL ANGEL

Primary Owner Address:
4420 FRAZIER AVE
FORT WORTH, TX 76115

Deed Date: 9/24/2021

Deed Volume:

Deed Page:

Instrument: [D221285737](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
4420 FRAZIER LLC, A SERIES LLC OF THE WILSON FAMILY REAL ESTATE PROPERTIES LLC	1/17/2020	D220019688		

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	\$0	\$49,656	\$49,656	\$49,656
2024	\$0	\$49,656	\$49,656	\$49,656
2023	\$0	\$49,656	\$49,656	\$49,656
2022	\$0	\$49,656	\$49,656	\$49,656
2021	\$0	\$10,454	\$10,454	\$10,454
2020	\$0	\$10,454	\$10,454	\$10,454

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.