



Address: [4201 ESPRIT AVE](#)
City: FORT WORTH
Georeference: 26498U-1-34
Subdivision: MONTRACHET
Neighborhood Code: 4W004G

Latitude: 32.7114256137
Longitude: -97.4950969811
TAD Map: 2000-376
MAPSCO: TAR-072U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MONTRACHET Block 1 Lot 34

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: 2024

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$1,399,534

Protest Deadline Date: 5/24/2024

Site Number: 800051903
Site Name: MONTRACHET 1 34
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 10,198
Percent Complete: 20%
Land Sqft^{*}: 72,310
Land Acres^{*}: 1.6600
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:

MAEKO 2024 TRUST

Primary Owner Address:

PO BOX 891
MIDLAND, TX 79702

Deed Date: 1/25/2024
Deed Volume:
Deed Page:
Instrument: [D224013499](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORRISON GROUP INC	10/19/2020	D220270770		



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	\$713,534	\$686,000	\$1,399,534	\$1,399,534
2024	\$0	\$661,000	\$661,000	\$555,240
2023	\$0	\$462,700	\$462,700	\$462,700
2022	\$0	\$462,700	\$462,700	\$462,700
2021	\$0	\$420,000	\$420,000	\$420,000
0	\$0	\$0	\$0	\$0

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.