



Address: [4812 TRADITION ST](#)
City: HALTOM CITY
Georeference: 17831-B-18
Subdivision: HERITAGE VILLAGE
Neighborhood Code: 3H010J

Latitude: 32.8334149436
Longitude: -97.2710785014
TAD Map: 2066-424
MAPSCO: TAR-050L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HERITAGE VILLAGE Block B Lot 18

Jurisdictions:
HALTOM CITY (027)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDEVILLE ISD (902)

State Code: A
Year Built: 2024
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$256,070
Protest Deadline Date: 5/24/2024

Site Number: 800065606
Site Name: HERITAGE VILLAGE Block B Lot 18
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,987
Percent Complete: 60%
Land Sqft^{*}: 4,305
Land Acres^{*}: 0.0988
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:
SHAKYA SAMINA
Primary Owner Address:
4812 TRADITION ST
HALTOM CITY, TX 76117

Deed Date: 1/30/2025
Deed Volume:
Deed Page:
Instrument: [D225016660](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON - TEXAS LTD	10/5/2023	D223180766		



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	\$186,070	\$70,000	\$256,070	\$244,870
2024	\$0	\$49,000	\$49,000	\$49,000
2023	\$0	\$43,750	\$43,750	\$43,750
2022	\$0	\$25,000	\$25,000	\$25,000
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.