



LOCATION

Address: [5104 ROYAL DR](#)

City: FORT WORTH

Georeference: 930-D-6

Subdivision: ARLINGTON HEIGHTS WEST

Neighborhood Code: 4W005B

Latitude: 32.6982172701

Longitude: -97.4491214496

TAD Map: 2012-372

MAPSCO: TAR-087D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARLINGTON HEIGHTS WEST
Block D Lot 6

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: A

Year Built: 1951

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 00070122

Site Name: ARLINGTON HEIGHTS WEST-D-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,232

Percent Complete: 100%

Land Sqft^{*}: 6,250

Land Acres^{*}: 0.1434

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:

MARGUEZ GABRIEL JR

Primary Owner Address:

5104 ROYAL DR
FORT WORTH, TX 76116

Deed Date: 3/15/2023

Deed Volume:

Deed Page:

Instrument: [D223044053](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY C LLC	9/15/2022	D222230676		
OPENDOOR PROPERTY J LLC	7/5/2022	D222173999		
YORK MICHAEL II	11/4/2016	D216261213		
PATHWAY PROPERTIES LP	4/29/2016	D216098989		
WESTOPLEX RENEWAL CO LLC	4/29/2016	D216091288		
ROOTS PROPERTIES LLC	4/30/2013	D213110365	0000000	0000000
COURTNEY CONNIE J	12/31/1996	00126400000345	0012640	0000345
HOWE PAMELA J	4/5/1996	00123270000426	0012327	0000426
BATTLE AARON WAYNE	12/31/1900	00000000000000	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	\$0	\$0	\$0	\$0
2024	\$176,080	\$17,000	\$193,080	\$193,080
2023	\$169,929	\$17,000	\$186,929	\$186,929
2022	\$133,250	\$17,000	\$150,250	\$150,250
2021	\$123,806	\$17,000	\$140,806	\$140,806
2020	\$105,061	\$17,000	\$122,061	\$122,061

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.