



## LOCATION

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**Address:** [4308 WAITS AVE](#)

**City:** FORT WORTH

**Georeference:** 22380-32-32

**Subdivision:** KELLIS PARK ADDITION

**Neighborhood Code:** 4T930A

**Latitude:** 32.6841129681

**Longitude:** -97.3580038865

**TAD Map:** 2042-368

**MAPSCO:** TAR-090K



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** KELLIS PARK ADDITION Block  
32 Lot 32

**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)

**Site Number:** 01492993

**Site Name:** KELLIS PARK ADDITION-32-32

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,040

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,656

**Land Acres<sup>\*</sup>:** 0.1528

**Pool:** N

**State Code:** A

**Year Built:** 1950

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

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**Current Owner:**

MCDONALD BRUCE A

**Deed Date:** 1/5/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215020962](#)

**Primary Owner Address:**

4308 WAITS AVE  
FORT WORTH, TX 76133

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCDONALD JACKIE ELAINE ROSE	5/14/2011	<a href="#">D211200075</a>	0000000	0000000
ANDERSON PAULINE R EST	2/5/1991	000000000000000	0000000	0000000
ROSE JOHN CARROLL *E*	2/8/1989	000000000000000	0000000	0000000
ANDERSON PAULINE ROSE	1/3/1958	000000000000000	0000000	0000000
ROSE JOHN C;ROSE P	4/5/1950	00021900000227	0002190	0000227

## 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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$78,378	\$39,936	\$118,314	\$98,205
2023	\$82,389	\$39,936	\$122,325	\$89,277
2022	\$68,859	\$25,000	\$93,859	\$81,161
2021	\$56,525	\$25,000	\$81,525	\$73,783
2020	\$66,448	\$25,000	\$91,448	\$67,075

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.