



## LOCATION

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**Address:** [4520 HOUGHTON AVE](#)  
**City:** FORT WORTH  
**Georeference:** 40880-1-13  
**Subdivision:** SUNSET HEIGHTS ADDITION  
**Neighborhood Code:** 4D004B

**Latitude:** 32.7264737954  
**Longitude:** -97.3864817072  
**TAD Map:** 2030-384  
**MAPSCO:** TAR-075Q



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:** SUNSET HEIGHTS ADDITION  
Block 1 Lot 13

**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:** 1960

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03044769

**Site Name:** SUNSET HEIGHTS ADDITION-1-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,177

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,432

**Land Acres<sup>\*</sup>:** 0.1476

**Pool:** Y

<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:**

ORMISTON ISAAC  
BANKSTON ISABELLE

**Primary Owner Address:**

4520 HOUGHTON AVE  
FORT WORTH, TX 76107

**Deed Date:** 4/14/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222097369](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRUE EDEN LLC	10/5/2021	<a href="#">D221292322</a>		
WATERMAN TIMOTHY H	2/15/2020	142-20-025268		
WATERMAN JANET MORRIS HILL EST	11/1/2000	000000000000000	0000000	0000000
BRAZZIL JANET L	12/31/1900	000000000000000	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$378,431	\$30,000	\$408,431	\$408,431
2023	\$357,046	\$30,000	\$387,046	\$387,046
2022	\$178,117	\$30,000	\$208,117	\$208,117
2021	\$145,266	\$30,000	\$175,266	\$146,534
2020	\$147,997	\$30,000	\$177,997	\$133,213

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.