

## LOCATION

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**Address:** [4701 RANCH VIEW RD](#)  
**City:** FORT WORTH  
**Georeference:** 31300-20-19  
**Subdivision:** OVERTON WEST ADDITION  
**Neighborhood Code:** M4T03O

**Latitude:** 32.6967075091  
**Longitude:** -97.3937507655  
**TAD Map:** 2030-372  
**MAPSCO:** TAR-089B



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:** OVERTON WEST ADDITION  
Block 20 Lot 19 LESS PORTION WITH EXEMPTION  
(50% OF TOTAL VALUE)

**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:** B

**Year Built:** 1971

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02105861

**Site Name:** OVERTON WEST ADDITION-20-19-E1

**Site Class:** B - Residential - Multifamily

**Parcels:** 2

**Approximate Size<sup>+++</sup>:** 4,398

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 13,462

**Land Acres<sup>\*</sup>:** 0.3090

**Pool:** N

<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:**

FITE JAMES MICHAEL

**Primary Owner Address:**

3901 W 6TH ST  
FORT WORTH, TX 76107

**Deed Date:** 6/29/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** 142-16-092887

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FITE SHAWN EST	10/23/2014	<a href="#">D214233782</a>		
LPM HOLDINGS LLC	5/27/2014	<a href="#">D214112031</a>	0000000	0000000
ANDREWS BARBARA N EST	2/24/2000	000000000000000	0000000	0000000
ANDREWS BARBA;ANDREWS ROBERT EST	7/22/1974	00056830000174	0005683	0000174

## 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	\$274,668	\$90,000	\$364,668	\$306,484
2023	\$283,723	\$90,000	\$373,723	\$278,622
2022	\$213,050	\$90,000	\$303,050	\$253,293
2021	\$214,102	\$90,000	\$304,102	\$230,266
2020	\$119,333	\$90,000	\$209,333	\$209,333

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.