



## LOCATION

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**Address:** [4202 RIVERHOLLOW DR](#)

**City:** FORT WORTH

**Georeference:** 34568-5-1

**Subdivision:** RIVERHOLLOW ADDN AT RIVER PK

**Neighborhood Code:** 4R004C

**Latitude:** 32.7052735588

**Longitude:** -97.4174656311

**TAD Map:** 2024-376

**MAPSCO:** TAR-074Y



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:** RIVERHOLLOW ADDN AT  
RIVER PK Block 5 Lot 1

**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:** 2003

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 06882382

**Site Name:** RIVERHOLLOW ADDN AT RIVER PK-5-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,456

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 17,313

**Land Acres<sup>\*</sup>:** 0.3974

**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:**

FLOOD PLAIN LIVING TRUST

**Primary Owner Address:**

4202 RIVERHOLLOW DR  
FORT WORTH, TX 76116

**Deed Date:** 3/7/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223037579](#)

| Previous Owners                   | Date       | Instrument                 | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| CAMPBELL JOHN;CAMPBELL LAURA      | 4/29/2022  | <a href="#">D222111521</a> |             |           |
| HANNAH DEBORAH W;HANNAH WILLIAM L | 9/30/2016  | <a href="#">D216232297</a> |             |           |
| GLENN TOMMY                       | 4/16/2015  | <a href="#">D215079133</a> |             |           |
| WESTRIDGE LAND MANAGEMENT LLC     | 10/8/2010  | <a href="#">D210250134</a> | 0000000     | 0000000   |
| GLENN TOMMY                       | 9/23/2010  | <a href="#">D210250139</a> | 0000000     | 0000000   |
| GLENN SHAUNA;GLENN TOMMY          | 6/18/2004  | <a href="#">D204213881</a> | 0000000     | 0000000   |
| CHRIS RODGERS CUSTOM BUILDER      | 11/13/2002 | 00161460000587             | 0016146     | 0000587   |
| LAND ROVER LTD                    | 1/1/1995   | 0000000000000000           | 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 | \$841,338          | \$214,626   | \$1,055,964  | \$1,055,964                  |
| 2023 | \$948,500          | \$139,500   | \$1,088,000  | \$1,088,000                  |
| 2022 | \$719,804          | \$139,500   | \$859,304    | \$850,376                    |
| 2021 | \$633,569          | \$139,500   | \$773,069    | \$773,069                    |
| 2020 | \$815,574          | \$155,000   | \$970,574    | \$962,580                    |

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.