



**Address:** [5035 TERRACE TR](#)  
**City:** SANSOM PARK  
**Georeference:** 2570-C-3-A  
**Subdivision:** BEVERLY HILLS ESTATES  
**Neighborhood Code:** 2C030F

**Latitude:** 32.7970064071  
**Longitude:** -97.397294387  
**TAD Map:** 2030-408  
**MAPSCO:** TAR-061A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BEVERLY HILLS ESTATES  
Block C Lot 3

**Jurisdictions:**

CITY OF SANSOM PARK (039)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CASTLEBERRY ISD (917)

**State Code:** A

**Year Built:** 1946

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00221368

**Site Name:** BEVERLY HILLS ESTATES-C-3-A

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,609

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,998

**Land Acres<sup>\*</sup>:** 0.2983

**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

**Current Owner:**

LOPEZ REBECCA LIVING TRUST

**Primary Owner Address:**

1961 LIVE OAK CIR  
AZLE, TX 76020

**Deed Date:** 9/11/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220230102](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LOPEZ MANUEL III;LOPEZ REBECCA	10/11/2001	00151960000368	0015196	0000368
EASTIN AUREL;EASTIN DOLLIE EST	8/11/1967	00044550000688	0004455	0000688



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	\$144,004	\$65,996	\$210,000	\$210,000
2024	\$144,004	\$65,996	\$210,000	\$210,000
2023	\$134,004	\$65,996	\$200,000	\$200,000
2022	\$148,984	\$43,023	\$192,007	\$192,007
2021	\$96,000	\$17,000	\$113,000	\$113,000
2020	\$96,000	\$17,000	\$113,000	\$113,000

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

There are no exemptions for this property

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.