



Address: [4001 BONNIE DR](#)
City: FORT WORTH
Georeference: 34250-13-4
Subdivision: RIDGECREST ADDITION-FORT WORTH
Neighborhood Code: 4W003P

Latitude: 32.711727307
Longitude: -97.4475248323
TAD Map: 2012-380
MAPSCO: TAR-073V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIDGECREST ADDITION-FORT WORTH Block 13 Lot 4

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: 02385899

Site Name: RIDGECREST ADDITION-FORT WORTH-13-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 955

Percent Complete: 100%

Land Sqft^{*}: 10,234

Land Acres^{*}: 0.2349

Pool: N

State Code: A

Year Built: 1954

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$116,805

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

SEXTON RICHARD C
SEXTON SHEILA

Primary Owner Address:

4001 BONNIE DR
FORT WORTH, TX 76116-7734

Deed Date: 3/27/2000

Deed Volume: 0014277

Deed Page: 0000345

Instrument: 00142770000345

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JIMENEZ MICHAEL R	7/24/1990	00099940001869	0009994	0001869
HOWARD VERA;HOWARD WYNFORD	1/4/1984	00077050002086	0007705	0002086
HOWARD VERA D;HOWARD WYNFORD T	12/31/1900	000000000000000	0000000	0000000
LEO A R CORRETTIE	12/30/1900	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 ⁺
2025	\$91,805	\$25,000	\$116,805	\$116,805
2024	\$91,805	\$25,000	\$116,805	\$107,341
2023	\$88,001	\$25,000	\$113,001	\$97,583
2022	\$73,149	\$25,000	\$98,149	\$88,712
2021	\$55,647	\$25,000	\$80,647	\$80,647
2020	\$69,986	\$25,000	\$94,986	\$92,443

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.