



Address: [2254 FRITZ ALLEN ST](#)
City: SANSOM PARK
Georeference: 37440-27-1
Subdivision: SANSOM PARK ADDITION
Neighborhood Code: 2C020E

Latitude: 32.7945109328
Longitude: -97.4038483263
TAD Map: 2024-408
MAPSCO: TAR-061E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SANSOM PARK ADDITION
Block 27 Lot 1

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: 1951

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$128,671

Protest Deadline Date: 5/24/2024

Site Number: 02683393

Site Name: SANSOM PARK ADDITION-27-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,436

Percent Complete: 100%

Land Sqft^{*}: 12,082

Land Acres^{*}: 0.2773

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

DERDEN JUSTIN

Primary Owner Address:

2254 FRITZ ALLEN ST
FORT WORTH, TX 76114

Deed Date: 12/30/2024

Deed Volume:

Deed Page:

Instrument: [D224233363](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPHINX PROPERTIES LLC	8/30/2024	D224156200		
MALLOY AMY L;MALLOY ROBERT	1/28/2005	D205033394	0000000	0000000
TEMPLE MARJORIE C EST	8/3/2002	000000000000000	0000000	0000000
TEMPLE D G ESTATE	12/31/1900	00027730000294	0002773	0000294

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	\$64,507	\$64,164	\$128,671	\$128,671
2024	\$64,507	\$64,164	\$128,671	\$128,671
2023	\$60,231	\$64,164	\$124,395	\$124,395
2022	\$56,362	\$42,045	\$98,407	\$94,130
2021	\$70,573	\$15,000	\$85,573	\$85,573
2020	\$88,757	\$15,000	\$103,757	\$85,196

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

- DISABLED VET 50 to 69 PCT 11.22

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.