# **Tarrant Appraisal District** Property Information | PDF Account Number: 03017710

Latitude: 32.7736993061 Longitude: -97.4124895739 **TAD Map: 2024-400** MAPSCO: TAR-060R



City: Georeference: 40740-4-9 Subdivision: SUNDOWN PARK 3RD FILING ADDN Neighborhood Code: 2C020B

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LOCATION

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

# **PROPERTY DATA**

Legal Description: SUNDOWN PARK 3RD FILING ADDN Block 4 Lot 9 Jurisdictions: CITY OF FORT WORTH (026) TARRANT COUNTY (220) **TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)** CASTLEBERRY ISD (917) State Code: A Year Built: 1955 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2024 Notice Value: \$261,709 Protest Deadline Date: 5/24/2024

Site Number: 03017710 Site Name: SUNDOWN PARK 3RD FILING ADDN-4-9 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 1,952 Percent Complete: 100% Land Sqft\*: 6,831 Land Acres<sup>\*</sup>: 0.1568 Pool: N

#### +++ Rounded.

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

### **OWNER INFORMATION**

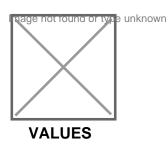
### **Current Owner:**

LAURA OZMENT IRREVOCABLE TRUST

**Primary Owner Address:** 758 FERNWOOD FORT WORTH, TX 76114

Deed Date: 6/22/2021 **Deed Volume: Deed Page:** Instrument: D221181599

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OZMENT LAURA	10/13/2018	142-18-156003		
OZMENT DON G EST	12/31/1900	000000000000000000000000000000000000000	000000	0000000



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2023	\$206,066	\$40,986	\$247,052	\$156,055
2022	\$207,890	\$27,324	\$235,214	\$141,868
2021	\$236,555	\$18,000	\$254,555	\$128,971
2020	\$206,210	\$18,000	\$224,210	\$117,246
0	\$0	\$0	\$0	\$0

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.