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Address: [5625 DENNIS AVE](#)
City: FORT WORTH
Georeference: 40860-B-5
Subdivision: SUNSET ACRES ADDITION
Neighborhood Code: 4C300C

Latitude: 32.7520805955
Longitude: -97.4071757648
TAD Map: 2024-392
MAPSCO: TAR-074D



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

PROPERTY DATA

Legal Description: SUNSET ACRES ADDITION
Block B Lot 5

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: 1954

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$266,155

Protest Deadline Date: 5/24/2024

Site Number: 03036456

Site Name: SUNSET ACRES ADDITION-B-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,402

Percent Complete: 100%

Land Sqft^{*}: 7,500

Land Acres^{*}: 0.1721

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:

SELMON ARIE D
LANGLEY KRISTOPHER S

Primary Owner Address:

5625 DENNIS AVE
FORT WORTH, TX 76114

Deed Date: 7/1/2024

Deed Volume:

Deed Page:

Instrument: [D224116637](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HENJERI LLC	6/21/2023	D223125175		
HEB HOMES LLC	6/21/2023	D223115330		
HARLOW STEVEN J;SMITH DONNA L	3/27/2018	D218063398		
HARGIS KENDRA	6/30/2014	D214155694	0000000	0000000
HARGIS KENDRA;HARGIS RUTH HARGIS	5/25/2012	D212134543	0000000	0000000
RODRIGUEZ TASHA	3/13/2003	D203002239	0000000	0000000
HALL TASHA	1/30/2003	D204255886	0000000	0000000
CLARKE RAY	11/4/2002	D202325500	0000000	0000000
COUNTRYWIDE HOME LOANS INC	8/6/2002	00158900000368	0015890	0000368
MANIX TIMOTHY	6/28/1999	00138950000062	0013895	0000062
CARPENTER CLAY;CARPENTER GINA	4/9/1999	00137860000373	0013786	0000373
COZART HARDISON D;COZART L	12/31/1900	00066480000918	0006648	0000918

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	\$166,155	\$100,000	\$266,155	\$266,155
2024	\$166,155	\$100,000	\$266,155	\$266,155
2023	\$155,908	\$100,000	\$255,908	\$255,908
2022	\$102,000	\$100,000	\$202,000	\$202,000
2021	\$60,000	\$100,000	\$160,000	\$160,000
2020	\$60,000	\$100,000	\$160,000	\$160,000

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

- 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.