



Address: [4012 MICKI LYNN AVE](#)
City: FORT WORTH
Georeference: 40890-8-16
Subdivision: SUNSET HEIGHTS SOUTH ADDITION
Neighborhood Code: 4D004F

Latitude: 32.7203221753
Longitude: -97.3909300637
TAD Map: 2030-380
MAPSCO: TAR-075P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNSET HEIGHTS SOUTH ADDITION Block 8 Lot 16

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: 03048462
Site Name: SUNSET HEIGHTS SOUTH ADDITION-8-16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,567
Percent Complete: 100%
Land Sqft^{*}: 8,197
Land Acres^{*}: 0.1881
Pool: N

State Code: A
Year Built: 1975
Personal Property Account: N/A
Agent: OWNWELL INC (12140)
Notice Sent Date: 4/15/2025
Notice Value: \$286,260
Protest Deadline Date: 5/24/2024

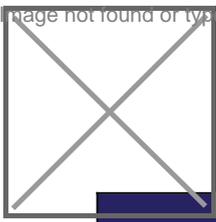
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
ROSE FRED A
Primary Owner Address:
4012 MICKI LYNN AVE
FORT WORTH, TX 76107-7234

Deed Date: 4/1/2002
Deed Volume: 0015602
Deed Page: 0000047
Instrument: 00156020000047



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PEREZ RONDA J	1/28/1994	00113430000532	0011343	0000532
ADMINISTRATOR VETERAN AFFAIRS	8/4/1993	00111860000111	0011186	0000111
FOSTER MORTGAGE CORP	8/3/1993	00111730001444	0011173	0001444
WALLER STEPHEN;WALLER VICKI	12/5/1986	00087710001876	0008771	0001876
DAVIS CATHLEEN;DAVIS JAMES	5/10/1983	00075050001984	0007505	0001984
HUD PROPERTIES DISPOSITION	12/31/1900	00074190000391	0007419	0000391
STM MORTGAGE CO	12/30/1900	00000000000000	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	\$231,260	\$55,000	\$286,260	\$286,260
2024	\$231,260	\$55,000	\$286,260	\$265,031
2023	\$237,735	\$55,000	\$292,735	\$240,937
2022	\$184,600	\$55,000	\$239,600	\$219,034
2021	\$157,313	\$55,000	\$212,313	\$199,122
2020	\$165,148	\$55,000	\$220,148	\$181,020

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.