



Address: [216 SUNSET LN](#)
City: FORT WORTH
Georeference: 40900--27
Subdivision: SUNSET RIDGE ADDITION
Neighborhood Code: 2C040D

Latitude: 32.757977041
Longitude: -97.3973556956
TAD Map: 2030-396
MAPSCO: TAR-061W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNSET RIDGE ADDITION Lot 27

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: 1947

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$259,777

Protest Deadline Date: 5/24/2024

Site Number: 03050181

Site Name: SUNSET RIDGE ADDITION-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++ : 1,414

Percent Complete: 100%

Land Sqft* : 7,454

Land Acres* : 0.1711

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:

CASILLAS CESAR

Primary Owner Address:

216 SUNSET LN
FORT WORTH, TX 76114

Deed Date: 10/30/2014

Deed Volume:

Deed Page:

Instrument: 2015-PR01729-1

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MASCORRO PEDRO	6/27/2012	D217085374		
MASCORRO OFELIA;MASCORRO PEDRO	7/20/1999	00140440000289	0014044	0000289
CREMEAN KENNETH L SR	2/22/1989	000000000000000	0000000	0000000
CREMEAN BESSIE E	12/31/1900	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	\$80,237	\$179,540	\$259,777	\$254,230
2024	\$80,237	\$179,540	\$259,777	\$231,118
2023	\$90,199	\$119,908	\$210,107	\$210,107
2022	\$127,462	\$100,000	\$227,462	\$199,684
2021	\$81,531	\$100,000	\$181,531	\$181,531
2020	\$75,544	\$100,000	\$175,544	\$175,544

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.