



**Address:** [212 SUNSET LN](#)  
**City:** FORT WORTH  
**Georeference:** 40900--28  
**Subdivision:** SUNSET RIDGE ADDITION  
**Neighborhood Code:** 2C040D

**Latitude:** 32.7581260695  
**Longitude:** -97.3973524924  
**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 28

**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:** THE RAY TAX GROUP LLC (01008)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03050203

**Site Name:** SUNSET RIDGE ADDITION-28

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,110

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,090

**Land Acres<sup>\*</sup>:** 0.1627

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

ONECAT LLC

**Primary Owner Address:**

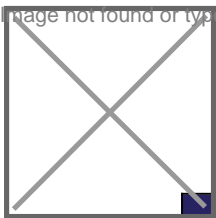
4113 WELLS DR  
LAKE WORTH, TX 76135

**Deed Date:** 9/23/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216223796](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH KEVIN LAYNE	1/3/2006	<a href="#">D208012080</a>	0000000	0000000
SMITH PAUL LAYNE	8/17/2005	000000000000000	0000000	0000000
SMITH LINDA CAROLYN	2/23/2004	<a href="#">D204060145</a>	0000000	0000000
SMITH PAUL L	12/17/1987	000915200000059	0009152	0000059
JOHNSON ALTON L	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 <sup>+</sup>
2025	\$1,100	\$168,615	\$169,715	\$169,715
2024	\$27,449	\$175,900	\$203,349	\$203,349
2023	\$51,929	\$119,180	\$171,109	\$171,109
2022	\$103,691	\$100,000	\$203,691	\$203,691
2021	\$30,000	\$100,000	\$130,000	\$130,000
2020	\$30,000	\$100,000	\$130,000	\$130,000

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

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.