



Address: [3601 ALDERSYDE DR](#)
City: FORT WORTH
Georeference: 40892-1-18
Subdivision: SUNSET HILLS ADDITION
Neighborhood Code: 3K500I

Latitude: 32.9224257355
Longitude: -97.3056338061
TAD Map: 2054-456
MAPSCO: TAR-021V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNSET HILLS ADDITION Block
1 Lot 18

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: TEXAS TAX PROTEST (05909)

Protest Deadline Date: 5/24/2024

Site Number: 40084345

Site Name: SUNSET HILLS ADDITION-1-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,901

Percent Complete: 100%

Land Sqft^{*}: 5,227

Land Acres^{*}: 0.1199

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:

WILLIAMS ETHAN REED

Primary Owner Address:

3601 ALDER SYDE DR
FORT WORTH, TX 76244

Deed Date: 10/12/2022

Deed Volume:

Deed Page:

Instrument: [D222247160](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS BRIAN;WILLIAMS ETHAN REED;WILLIAMS KEVIN	9/15/2022	D222228581		
WILLIAMS WILLIAM M	1/17/2008	D208024808	0000000	0000000
MORALES JOEL D;MORALES TONYA L	11/26/2002	00161930000105	0016193	0000105
LEGACY MONTEREY HOMES LP	8/5/2002	00158720000048	0015872	0000048
FTW SUNSET HILL LP	1/1/2002	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	\$160,000	\$70,000	\$230,000	\$230,000
2024	\$160,000	\$70,000	\$230,000	\$230,000
2023	\$220,000	\$70,000	\$290,000	\$288,200
2022	\$217,000	\$45,000	\$262,000	\$262,000
2021	\$190,000	\$45,000	\$235,000	\$235,000
2020	\$181,747	\$45,000	\$226,747	\$226,747

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.