



**Address:** [13833 SONTERRA RANCH RD](#)  
**City:** FORT WORTH  
**Georeference:** 24317J-4-12  
**Subdivision:** LOST CREEK RANCH NORTH ADDN  
**Neighborhood Code:** 3K700C

**Latitude:** 32.9821926883  
**Longitude:** -97.2827797079  
**TAD Map:** 2066-476  
**MAPSCO:** TAR-008P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LOST CREEK RANCH NORTH  
ADDN Block 4 Lot 12

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
NORTHWEST ISD (911)

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40392872

**Site Name:** LOST CREEK RANCH NORTH ADDN-4-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,832

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,250

**Land Acres<sup>\*</sup>:** 0.1205

**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:**

FINLAY KAREN

**Primary Owner Address:**

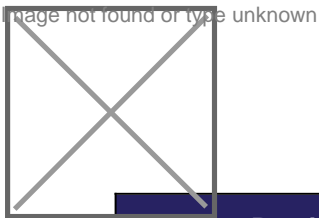
13833 SONTERRA RANCH RD  
ROANOKE, TX 76262

**Deed Date:** 10/15/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219236702](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
OFFERPAD (SPVBORROWER1) LLC	6/15/2019	<a href="#">D219130682</a>		
KIBIBI BEATRICE;KIBIBI ERIC	6/4/2004	<a href="#">D204199745</a>	0000000	0000000
KB HOME LONE STAR LP	2/13/2004	<a href="#">D204051019</a>	0000000	0000000
RANCHES NOR THE II	1/1/2003	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	\$249,691	\$65,000	\$314,691	\$314,691
2024	\$249,691	\$65,000	\$314,691	\$314,691
2023	\$248,850	\$65,000	\$313,850	\$313,850
2022	\$221,437	\$45,000	\$266,437	\$266,437
2021	\$182,470	\$45,000	\$227,470	\$227,470
2020	\$175,081	\$45,000	\$220,081	\$220,081

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.