



**Address:** [1053 CASTLE TOP DR](#)  
**City:** FORT WORTH  
**Georeference:** 37880A-42-22  
**Subdivision:** SENDERA RANCH  
**Neighborhood Code:** 2Z500G

**Latitude:** 32.9848000892  
**Longitude:** -97.3814534641  
**TAD Map:** 2036-476  
**MAPSCO:** TAR-005L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SENDERA RANCH Block 42 Lot 22

**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:** 2005

**Personal Property Account:** N/A

**Agent:** TEXAS TAX PROTEST (05909)

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

**Site Number:** 40554139

**Site Name:** SENDERA RANCH-42-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,332

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,663

**Land Acres<sup>\*</sup>:** 0.1300

**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:**

OLENEC NICHOLAS J

**Primary Owner Address:**

11700 PRESTON RD STE 660 PMB 113  
DALLAS, TX 75230

**Deed Date:** 11/21/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217274281](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VAN DRIE CHARLENE;VAN DRIE TODD	4/12/2013	<a href="#">D213121342</a>	0000000	0000000
WHEELER CHARLENE	3/24/2005	<a href="#">D205096489</a>	0000000	0000000
WSHTX LP	12/29/2004	<a href="#">D205001324</a>	0000000	0000000
TWO SR LP	1/1/2004	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 <sup>+</sup>
2025	\$156,000	\$65,000	\$221,000	\$221,000
2024	\$156,000	\$65,000	\$221,000	\$221,000
2023	\$195,000	\$55,000	\$250,000	\$250,000
2022	\$169,853	\$40,000	\$209,853	\$209,853
2021	\$122,000	\$40,000	\$162,000	\$162,000
2020	\$122,000	\$40,000	\$162,000	\$162,000

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.