



Address: [8904 SUN HAVEN WAY](#)
City: FORT WORTH
Georeference: 44358-3-39
Subdivision: VALLEY BROOK
Neighborhood Code: 3K300I

Latitude: 32.9014715872
Longitude: -97.2583747605
TAD Map: 2072-448
MAPSCO: TAR-037A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VALLEY BROOK Block 3 Lot 39

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 41161084

Site Name: VALLEY BROOK-3-39

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,542

Percent Complete: 100%

Land Sqft^{*}: 5,200

Land Acres^{*}: 0.1193

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:

8904 SUN HAVEN TRUST

Primary Owner Address:

430 RUNING BROOK LN
MESQUITE, TX 75149

Deed Date: 12/30/2015

Deed Volume:

Deed Page:

Instrument: [D217001970](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YEP TZE	11/25/2014	D215000275		
ELOCAL PROPERTIES LLC	5/30/2014	D214111961	0000000	0000000
HOLLEY BRANDY	2/7/2014	D214095905	0000000	0000000
SPOON BRANDY;SPOON DESHELIA HOLLE	7/11/2008	D208274667	0000000	0000000
LENNAR HOMES TEXAS LAND & CONS	7/11/2008	D208274666	0000000	0000000
LENNAR HMS OF TEXAS LAND & CON	3/11/2008	D208087647	0000000	0000000
KBL II PARTNERS LTD	1/1/2006	0000000000000000	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	\$180,989	\$60,000	\$240,989	\$240,989
2024	\$209,908	\$60,000	\$269,908	\$269,908
2023	\$210,444	\$60,000	\$270,444	\$270,444
2022	\$178,990	\$45,000	\$223,990	\$223,990
2021	\$155,000	\$45,000	\$200,000	\$200,000
2020	\$137,000	\$45,000	\$182,000	\$182,000

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.