



Address: [3948 HUNTER PEAK RD](#)
City: FORT WORTH
Georeference: 33463-2-13
Subdivision: RANCHES EAST ADDITION, THE
Neighborhood Code: 3K700B

Latitude: 32.9867051354
Longitude: -97.2770943658
TAD Map: 2066-480
MAPSCO: TAR-008L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RANCHES EAST ADDITION,
THE Block 2 Lot 13

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: 2012

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 41207009

Site Name: RANCHES EAST ADDITION, THE-2-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,734

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

SACRAMENTO VALDEMAR

SACRAMENTO MAGALLY

Primary Owner Address:

2414 TROPHY CLUB DR

ROANOKE, TX 76262

Deed Date: 4/21/2022

Deed Volume:

Deed Page:

Instrument: [D222103674](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ABDALLA ASHRAF; ATKINSON ANALYSSA D	6/19/2015	D215203326		
JACOBS ALYSSA ETAL; JACOBS BRIAN	10/5/2012	D212251748	0000000	0000000
EIS CONSTRUCTION INC	5/4/2012	D212113357	0000000	0000000
THE RANCHES EAST LP	1/1/2006	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 ⁺
2025	\$286,689	\$70,000	\$356,689	\$356,689
2024	\$286,689	\$70,000	\$356,689	\$356,689
2023	\$275,215	\$70,000	\$345,215	\$345,215
2022	\$220,131	\$60,000	\$280,131	\$280,131
2021	\$200,280	\$60,000	\$260,280	\$260,280
2020	\$178,246	\$60,000	\$238,246	\$238,246

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.