



**Address:** [9009 SUN HAVEN WAY](#)  
**City:** FORT WORTH  
**Georeference:** 44358-4-2  
**Subdivision:** VALLEY BROOK  
**Neighborhood Code:** 3K300I

**Latitude:** 32.9030455523  
**Longitude:** -97.2586660285  
**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 4 Lot 2

**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:** 2009  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 5/1/2025  
**Notice Value:** \$279,420  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 41425847  
**Site Name:** VALLEY BROOK-4-2  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,408  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 4,400  
**Land Acres<sup>\*</sup>:** 0.1010  
**Pool:** N

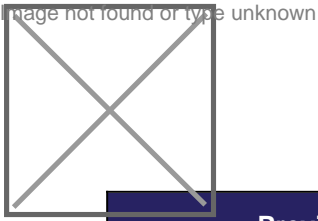
<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
MIMS MARY  
**Primary Owner Address:**  
9009 SUN HAVEN WAY  
FORT WORTH, TX 76244-5160

**Deed Date:** 8/19/2009  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D209221272](#)



| Previous Owners                | Date     | Instrument                 | Deed Volume | Deed Page |
|--------------------------------|----------|----------------------------|-------------|-----------|
| LENNAR HMS OF TEXAS LAND & CON | 5/1/2009 | <a href="#">D209121152</a> | 0000000     | 0000000   |
| KBL II PARTNERS LTD            | 1/1/2008 | 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 | \$201,000          | \$60,000    | \$261,000    | \$261,000                    |
| 2024 | \$219,420          | \$60,000    | \$279,420    | \$261,073                    |
| 2023 | \$214,159          | \$60,000    | \$274,159    | \$237,339                    |
| 2022 | \$182,014          | \$45,000    | \$227,014    | \$215,763                    |
| 2021 | \$151,148          | \$45,000    | \$196,148    | \$196,148                    |
| 2020 | \$140,694          | \$45,000    | \$185,694    | \$185,694                    |

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.