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**Address:** [5404 VAN NATTA LN](#)  
**City:** FORT WORTH  
**Georeference:** 14490-12-2  
**Subdivision:** FORTY OAKS ADDITION  
**Neighborhood Code:** 1H030C

**Latitude:** 32.7404853188  
**Longitude:** -97.2382358769  
**TAD Map:** 2078-388  
**MAPSCO:** TAR-079G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FORTY OAKS ADDITION Block  
12 Lot 2

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2014

**Personal Property Account:** N/A

**Agent:** FW AREA HABITAT FOR HUMANITY (00566)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$242,135

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

**Site Number:** 41568753

**Site Name:** FORTY OAKS ADDITION-12-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,224

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,840

**Land Acres<sup>\*</sup>:** 0.1799

**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:**

LUNA-RODRIQUEZ ABEL  
DE LUNA NORMA J JACQUEZ

**Primary Owner Address:**

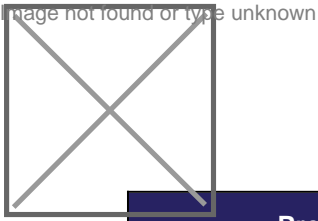
5404 VAN NATTA LN  
FORT WORTH, TX 76112

**Deed Date:** 12/5/2014

**Deed Volume:**

**Deed Page:**

**Instrument:** [D214264431](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FT WORTH AREA HAB HUMANITY INC	8/19/2011	<a href="#">D211224539</a>	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	\$218,615	\$23,520	\$242,135	\$171,188
2024	\$218,615	\$23,520	\$242,135	\$155,625
2023	\$219,596	\$23,520	\$243,116	\$141,477
2022	\$190,782	\$10,000	\$200,782	\$128,615
2021	\$117,571	\$10,000	\$127,571	\$116,923
2020	\$117,571	\$10,000	\$127,571	\$106,294

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.