



**Address:** [9605 SINCLAIR ST](#)  
**City:** FORT WORTH  
**Georeference:** 17781C-160-7  
**Subdivision:** HERITAGE ADDITION-FORT WORTH  
**Neighborhood Code:** 3K500G

**Latitude:** 32.9140319066  
**Longitude:** -97.293763537  
**TAD Map:** 2060-452  
**MAPSCO:** TAR-022W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HERITAGE ADDITION-FORT WORTH Block 160 Lot 7

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #7 HERITAGE - RESIDENTIAL (608)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2013

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

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

**Site Number:** 41573099

**Site Name:** HERITAGE ADDITION-FORT WORTH-160-7

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,496

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**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:**

QUALLS PAUL EDSSEL III  
QUALLS KRISTA RENEE

**Primary Owner Address:**

9605 SINCLAIR ST  
KELLER, TX 76244

**Deed Date:** 10/9/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218225798](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEICHERT WORKFORCE MOBILITY INC	10/9/2018	<a href="#">D218225797</a>		
HARRIS LAUREN;HARRIS MICAH J	12/5/2013	<a href="#">D213310427</a>	0000000	0000000
HIGHLAND HOMES LTD	4/15/2013	<a href="#">D213101580</a>	0000000	0000000
HILLWOOD ALLIANCE RES LP	1/1/2011	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	\$403,171	\$90,000	\$493,171	\$493,171
2024	\$429,127	\$90,000	\$519,127	\$519,127
2023	\$485,000	\$90,000	\$575,000	\$496,772
2022	\$415,674	\$80,000	\$495,674	\$451,611
2021	\$330,555	\$80,000	\$410,555	\$410,555
2020	\$332,046	\$80,000	\$412,046	\$412,046

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.