



**Address:** [1336 SENITA CACTUS ST](#)  
**City:** FORT WORTH  
**Georeference:** 32942E-12-21  
**Subdivision:** PRESIDIO WEST  
**Neighborhood Code:** 2Z201G

**Latitude:** 32.9167909217  
**Longitude:** -97.3375584942  
**TAD Map:** 2048-452  
**MAPSCO:** TAR-020V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PRESIDIO WEST Block 12 Lot 21

**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:** 2013

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$585,536

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

**Site Number:** 41614798

**Site Name:** PRESIDIO WEST-12-21

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,979

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,490

**Land Acres<sup>\*</sup>:** 0.1949

**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:**

FRISCH JASON CHARLES  
FRISCH SUSAN

**Primary Owner Address:**

1336 SENITA CACTUS ST  
FORT WORTH, TX 76177

**Deed Date:** 8/14/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220338055-CORR](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HORVATH ELIZABETH;HORVATH WILLIAM	7/12/2013	<a href="#">D213184066</a>	0000000	0000000
FIRST TEXAS HOMES INC	1/1/2012	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	\$485,536	\$100,000	\$585,536	\$546,862
2024	\$485,536	\$100,000	\$585,536	\$497,147
2023	\$523,167	\$90,000	\$613,167	\$451,952
2022	\$430,074	\$70,000	\$500,074	\$410,865
2021	\$303,514	\$70,000	\$373,514	\$373,514
2020	\$303,514	\$70,000	\$373,514	\$373,514

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)
- DISABLED VET 70 to 99 PCT 11.22
- DISABLED VET 100 PCT 11.131 - T&P

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.