



Address: [5128 DOMINICA LN](#)
City: FORT WORTH
Georeference: 37480L-4-18
Subdivision: SANCTUARY AT BEAR CREEK
Neighborhood Code: 3K300A

Latitude: 32.9260393677
Longitude: -97.2738235456
TAD Map: 2066-456
MAPSCO: TAR-022Q



Google Map or type unknown

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

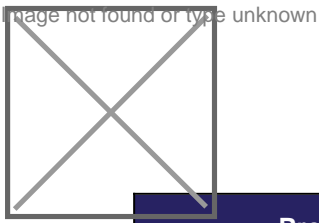
PROPERTY DATA

Legal Description: SANCTUARY AT BEAR CREEK
Block 4 Lot 18 PLAT D215252163 50% UNDIVIDED
INTEREST
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (000)
Site Number: 800007902
Site Name: SANCTUARY AT BEAR CREEK Block 4 Lot 18 PLAT D215252163 50% UNDIV
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size+++ : 3,207
State Code: A **Percent Complete:** 100%
Year Built: 2016 **Land Sqft*** : 7,200
Personal Property Account: N/A
Agent: CHANDLER BROUGH (11730)
Notice Sent
Date: 4/15/2025
Notice Value: \$280,764
Protest Deadline Date: 8/16/2024

+++ Rounded.
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
SPRAY MARGARET
Primary Owner Address:
5128 DOMINICA LN
FORT WORTH, TX 76244
Deed Date: 8/2/2023
Deed Volume:
Deed Page:
Instrument: [D223136423](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH BRENDA;SPRAY MARGARET	8/1/2023	D223136423		
SMITH BRENDA	4/1/2020	D220078490		
MCNEFF BEAU D;MCNEFF CECILIA E	9/30/2016	D216232358		

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	\$231,564	\$49,200	\$280,764	\$267,037
2024	\$202,761	\$40,000	\$242,761	\$242,761
2023	\$221,456	\$40,000	\$261,456	\$223,850
2022	\$375,777	\$65,000	\$440,777	\$407,000
2021	\$305,000	\$65,000	\$370,000	\$370,000
2020	\$333,230	\$65,000	\$398,230	\$398,230

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.