



Address: [5137 DOMINICA LN](#)
City: FORT WORTH
Georeference: 37480L-5-1
Subdivision: SANCTUARY AT BEAR CREEK
Neighborhood Code: 3K300A

Latitude: 32.9264995042
Longitude: -97.2734681634
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 5 Lot 1 PLAT D215252163

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: 2016
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Protest Deadline Date: 5/24/2024

Site Number: 800007477
Site Name: SANCTUARY AT BEAR CREEK 5 1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,807
Percent Complete: 100%
Land Sqft^{*}: 6,970
Land Acres^{*}: 0.1600
Pool: N

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
ABDUL-RAHMAN ALI SAAD
Primary Owner Address:
5137 DOMINICA LN
KELLER, TX 76244

Deed Date: 8/14/2019
Deed Volume:
Deed Page:
Instrument: [D219181994](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIRVA RELOCATION LLC	8/14/2019	D219181993		
DEVADHAS REJODHAS	10/14/2016	D216247937		



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	\$357,248	\$80,000	\$437,248	\$437,248
2024	\$357,248	\$80,000	\$437,248	\$437,248
2023	\$406,941	\$80,000	\$486,941	\$486,941
2022	\$362,543	\$65,000	\$427,543	\$427,543
2021	\$290,853	\$65,000	\$355,853	\$355,853
2020	\$293,246	\$65,000	\$358,246	\$358,246

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

There are no exemptions for this property

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.