



**Address:** [9305 DIANE CT](#)  
**City:** WHITE SETTLEMENT  
**Georeference:** 40962-13-22  
**Subdivision:** SUNVIEW ADDITION  
**Neighborhood Code:** 2W200B

**Latitude:** 32.7407478234  
**Longitude:** -97.4766517292  
**TAD Map:** 2006-388  
**MAPSCO:** TAR-073E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SUNVIEW ADDITION Block 13  
Lot 22

**Jurisdictions:**

CITY OF WHITE SETTLEMENT (030)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
WHITE SETTLEMENT ISD (920)

**State Code:** A

**Year Built:** 2018

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800022216  
**Site Name:** SUNVIEW ADDITION 13 22  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,819  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,840  
**Land Acres<sup>\*</sup>:** 0.2259  
**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:**

ALEMAN ARACELI  
ALVARADO TERESO F

**Primary Owner Address:**

9305 DIANE CT  
WHITE SETTLEMENT, TX 76108

**Deed Date:** 9/22/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221277262](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GARCIA RYAN T	12/17/2018	<a href="#">D218275206</a>		
PARK RIDGE HOMES INC	12/14/2018	<a href="#">D218272541</a>		



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	\$240,000	\$50,000	\$290,000	\$290,000
2024	\$278,172	\$50,000	\$328,172	\$328,172
2023	\$307,167	\$50,000	\$357,167	\$318,641
2022	\$244,674	\$45,000	\$289,674	\$289,674
2021	\$187,331	\$45,000	\$232,331	\$232,331
2020	\$187,802	\$45,000	\$232,802	\$232,802

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.