



LOCATION

Address: [6969 SUNFLOWER CIR N](#)
City: FORT WORTH
Georeference: 37335-2-18
Subdivision: SANDYBROOK ADDITION
Neighborhood Code: 1B200K

Latitude: 32.7730262568
Longitude: -97.207908298
TAD Map: 2084-400
MAPSCO: TAR-066P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SANDYBROOK ADDITION Block
2 Lot 18

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1980

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 02670291

Site Name: SANDYBROOK ADDITION-2-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,166

Percent Complete: 100%

Land Sqft^{*}: 9,447

Land Acres^{*}: 0.2168

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:

NGUYEN DOAN TRANG

Primary Owner Address:

612 LLOYD AVE
FORT WORTH, TX 76103-3760

Deed Date: 9/4/2003

Deed Volume: 0017166

Deed Page: 0000152

Instrument: [D203333392](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN LANG	4/9/2001	00148430000222	0014843	0000222
NGUYEN DOAN TRONG	12/8/1998	00135590000496	0013559	0000496
SEC OF HUD	8/28/1998	00134010000316	0013401	0000316
UNION PLANTERS NATIONAL BANK	12/2/1997	00130070000419	0013007	0000419
PARRISH CANDAC;PARRISH TED V III	6/26/1996	00124160001010	0012416	0001010
GRIGGS PATRICIA;GRIGGS TONY C	6/20/1988	00093100002157	0009310	0002157
DYNAMIC PROPERTIES INC	3/17/1988	00092380001947	0009238	0001947
PARRISH TIMOTHY S	3/16/1988	00092380001945	0009238	0001945
SECRETARY OF HUD	7/8/1987	00090390001671	0009039	0001671
MURRAY MORTGAGE COMPANY	7/7/1987	00090020001289	0009002	0001289
GAGE CHRISTOPHER G	9/10/1986	00086800001634	0008680	0001634
GAGE CHRISTOPHER;GAGE STACY M	9/6/1984	00079420001475	0007942	0001475
ROBERT CARLTON LO PENNA	12/31/1900	00000000000000	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$175,062	\$36,000	\$211,062	\$211,062
2023	\$178,000	\$36,000	\$214,000	\$214,000
2022	\$153,378	\$22,500	\$175,878	\$175,878
2021	\$109,500	\$22,500	\$132,000	\$132,000
2020	\$109,500	\$22,500	\$132,000	\$132,000

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.