



LOCATION

Address: [6944 SUNFLOWER CIR S](#)
City: FORT WORTH
Georeference: 37335-2-20
Subdivision: SANDYBROOK ADDITION
Neighborhood Code: 1B200K

Latitude: 32.772772235
Longitude: -97.2083473004
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 20

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)

Site Number: 02670313
Site Name: SANDYBROOK ADDITION-2-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,166
Percent Complete: 100%
Land Sqft^{*}: 9,638
Land Acres^{*}: 0.2212
Pool: N

State Code: A

Year Built: 1980

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

BALL JEFFREY LANCE

Primary Owner Address:

6944 SUNFLOWER CIR S
FORT WORTH, TX 76120-1331

Deed Date: 4/24/2000

Deed Volume: 0014308

Deed Page: 0000197

Instrument: 00143080000197

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|------------|----------------|-------------|-----------|
| BALL JEFFREY L;BALL ROBERT N | 7/1/1999 | 00139550000403 | 0013955 | 0000403 |
| CLEVELAND MILES A | 2/12/1990 | 00098510000841 | 0009851 | 0000841 |
| SECRETARY OF H U D | 8/1/1989 | 00096730001949 | 0009673 | 0001949 |
| HALE HOLLIS;HALE JANET HEAVIN | 5/30/1986 | 00085620000859 | 0008562 | 0000859 |
| DAVID G MCGRADY | 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 | \$38,000 | \$213,062 | \$143,835 |
| 2023 | \$184,715 | \$38,000 | \$222,715 | \$130,759 |
| 2022 | \$153,378 | \$23,750 | \$177,128 | \$118,872 |
| 2021 | \$124,253 | \$23,750 | \$148,003 | \$108,065 |
| 2020 | \$114,536 | \$23,750 | \$138,286 | \$98,241 |

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.