



LOCATION

Address: [249 SUNSET LN](#)
City: FORT WORTH
Georeference: 34270-3R-11R
Subdivision: RIDGE, THE
Neighborhood Code: A4C020D

Latitude: 32.7569611161
Longitude: -97.3967987322
TAD Map: 2030-396
MAPSCO: TAR-061W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIDGE, THE Block 3R Lot 11R

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CASTLEBERRY ISD (917)

State Code: A

Year Built: 2022

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800050025
Site Name: RIDGE, THE 3 11R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,102
Percent Complete: 100%
Land Sqft^{*}: 3,179
Land Acres^{*}: 0.0730
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:

RABBASS MICHAEL DON
PRESTON MICHELLE ANN

Primary Owner Address:

249 SUNSET LN
FORT WORTH, TX 76114

Deed Date: 5/11/2023
Deed Volume:
Deed Page:
Instrument: [D223081984](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES LLC	2/24/2021	D221052261		

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	\$417,346	\$75,000	\$492,346	\$492,346
2023	\$79,781	\$75,000	\$154,781	\$154,781
2022	\$0	\$70,000	\$70,000	\$70,000
2021	\$0	\$70,000	\$70,000	\$70,000
2020	\$0	\$70,000	\$70,000	\$70,000

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

- 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.