



## LOCATION

---

**Address:** [5920 KITTANSETT CT](#)  
**City:** FORT WORTH  
**Georeference:** 26237-7-9  
**Subdivision:** MIRA VISTA ADDITION  
**Neighborhood Code:** 4R030A

**Latitude:** 32.6632418075  
**Longitude:** -97.4310534886  
**TAD Map:** 2018-360  
**MAPSCO:** TAR-088T



Google Map or type unknown

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

## PROPERTY DATA

---

**Legal Description:** MIRA VISTA ADDITION Block 7  
Lot 9

**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:** 2006

**Personal Property Account:** N/A

**Agent:** PREMIER PROPERTY TAX (00999)

**Protest Deadline Date:** 5/15/2025

**Site Number:** 07413890  
**Site Name:** MIRA VISTA ADDITION-7-9  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 4,261  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 22,215  
**Land Acres<sup>\*</sup>:** 0.5099  
**Pool:** Y

+++ Rounded.

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

## OWNER INFORMATION

---

**Current Owner:**

DEDERICHS JENEE M  
DEDERICHS JOSEPH H

**Primary Owner Address:**

5920 KITTANSETT CT  
FORT WORTH, TX 76132

**Deed Date:** 8/23/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219191197](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KAREN A FOX 2001 LIV TRUST	6/4/2014	<a href="#">D214116127</a>	0000000	0000000
ARCE BRENDA;ARCE LUIS M	6/1/2005	<a href="#">D205157745</a>	0000000	0000000
SAMPSON LAURA B;SAMPSON ROBERT L	6/27/2002	00157900000229	0015790	0000229
MIRA VISTA DEV CORP	1/1/1999	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$832,470	\$297,720	\$1,130,190	\$1,076,900
2023	\$1,000,798	\$297,720	\$1,298,518	\$979,000
2022	\$653,567	\$236,433	\$890,000	\$890,000
2021	\$653,567	\$236,433	\$890,000	\$890,000
2020	\$639,216	\$236,433	\$875,649	\$875,649

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.