



Address: [745 PONCHO LN](#)
City: FORT WORTH
Georeference: 37880B-56-31
Subdivision: SENDERA RANCH EAST
Neighborhood Code: 2Z500G

Latitude: 32.986942674
Longitude: -97.3745190229
TAD Map: 2036-480
MAPSCO: TAR-005M



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

PROPERTY DATA

Legal Description: SENDERA RANCH EAST Block
56 Lot 31

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- NORTHWEST ISD (911)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988)

Protest Deadline Date: 5/15/2025

Site Number: 40710416

Site Name: SENDERA RANCH EAST-56-31

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,489

Percent Complete: 100%

Land Sqft*: 5,500

Land Acres*: 0.1262

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:
PROGRESS RESIDENTIAL BORROWER 25 LLC
Primary Owner Address:
PO BOX 4090
SCOTTSDALE, AZ 85261

Deed Date: 4/11/2024
Deed Volume:
Deed Page:
Instrument: [D224066258](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SFR INVESTMENTS V BORROWER 1 LLC	4/22/2022	D222105895		
PAYNE JACK D;PHILLIPS MONA CHERIE	6/5/2020	D220129960		
COUCH JANA	6/12/2017	D217133449		
RATH CHERYL;RATH DAVID	9/22/2011	D211232598	0000000	0000000
FEDERAL NATIONAL MTG ASSN	9/7/2010	D210225373	0000000	0000000
FIVE CROWNS LANDMARK LP	9/19/2006	D206313740	0000000	0000000
VAKIS ANDREW JR	2/27/2006	D206072697	0000000	0000000
WSHTX LP	11/11/2005	D205349596	0000000	0000000
TWO SR LP	1/1/2005	0000000000000000	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	\$179,000	\$65,000	\$244,000	\$244,000
2023	\$234,530	\$55,000	\$289,530	\$289,530
2022	\$193,770	\$40,000	\$233,770	\$221,668
2021	\$161,516	\$40,000	\$201,516	\$201,516
2020	\$152,292	\$40,000	\$192,292	\$192,292

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.