



**Address:** [852 SAN FELIPE TR](#)  
**City:** FORT WORTH  
**Georeference:** 37880B-54-14  
**Subdivision:** SENDERA RANCH EAST  
**Neighborhood Code:** 2Z500G

**Latitude:** 32.9864705581  
**Longitude:** -97.3772612719  
**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  
54 Lot 14

**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:** None

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

**Site Number:** 40953521

**Site Name:** SENDERA RANCH EAST-54-14

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,392

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,050

**Land Acres<sup>\*</sup>:** 0.1388

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**

HICKS RONALD  
HICKS SONYETTA

**Primary Owner Address:**

852 SAN FELIPE TR  
HASLET, TX 76052-4885

**Deed Date:** 10/12/2006

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D206332905](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WSHTX LP	5/26/2006	<a href="#">D206176671</a>	0000000	0000000
TWO SR LP	1/1/2005	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	\$264,192	\$65,000	\$329,192	\$329,192
2023	\$257,248	\$55,000	\$312,248	\$312,248
2022	\$271,298	\$40,000	\$311,298	\$311,298
2021	\$225,134	\$40,000	\$265,134	\$265,134
2020	\$206,424	\$40,000	\$246,424	\$246,424

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.