



**Address:** [5432 NIGHT SAGE LN](#)  
**City:** FORT WORTH  
**Georeference:** 11069-14-18  
**Subdivision:** EDWARDS RANCH RIVERHILLS ADD  
**Neighborhood Code:** 4T025C

**Latitude:** 32.6971701113  
**Longitude:** -97.4085687649  
**TAD Map:** 2024-372  
**MAPSCO:** TAR-088D



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

## PROPERTY DATA

**Legal Description:** EDWARDS RANCH  
RIVERHILLS ADD Block 14 Lot 18

**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:** 2018

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800017239

**Site Name:** EDWARDS RANCH RIVERHILLS ADD 14 18

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,577

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 16,465

**Land Acres<sup>\*</sup>:** 0.3780

**Pool:** Y

<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

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**Current Owner:**

PALMER WILLIAM

PALMER LESLIE

**Primary Owner Address:**

5432 NIGHT SAGE LN  
FORT WORTH, TX 76109

**Deed Date:** 3/31/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217072286](#)

## VALUES

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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	\$1,587,152	\$312,848	\$1,900,000	\$1,808,138
2023	\$1,532,086	\$312,848	\$1,844,934	\$1,643,762
2022	\$1,318,168	\$312,848	\$1,631,016	\$1,494,329
2021	\$1,082,710	\$312,848	\$1,395,558	\$1,358,481
2020	\$922,135	\$312,848	\$1,234,983	\$1,234,983

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

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- 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.