



**Address:** [3012 EAGLES NEST DR](#)  
**City:** BEDFORD  
**Georeference:** 10503C-5-4  
**Subdivision:** EAGLES LANDING ADDITION  
**Neighborhood Code:** 3X020R

**Latitude:** 32.8542274486  
**Longitude:** -97.1486480272  
**TAD Map:** 2102-432  
**MAPSCO:** TAR-054A



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

## PROPERTY DATA

**Legal Description:** EAGLES LANDING ADDITION  
Block 5 Lot 4 & PART OF COMMON AREA

**Jurisdictions:**

- CITY OF BEDFORD (002)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1989

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 05579678

**Site Name:** EAGLES LANDING ADDITION-5-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,893

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 4,254

**Land Acres<sup>\*</sup>:** 0.0976

**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:**  
SAHOTA LAKHVEER  
**Primary Owner Address:**  
3012 EAGLES NEST DR  
BEDFORD, TX 76021

**Deed Date:** 12/3/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224216293](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH LINDA BARNES	8/15/2003	<a href="#">D203308700</a>	0017092	0000210
DAVYDIUK BEVERLY	12/7/1989	00097830000657	0009783	0000657
WESTCHESTER BUILDERS INC	8/23/1989	00097000001963	0009700	0001963
CHARTER SAVINGS & LOAN ASSOC	2/2/1988	00091850001225	0009185	0001225
MFR PRTNSHP	1/1/1984	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	\$316,170	\$70,000	\$386,170	\$345,941
2023	\$309,774	\$45,000	\$354,774	\$314,492
2022	\$275,410	\$45,000	\$320,410	\$285,902
2021	\$231,426	\$45,000	\$276,426	\$259,911
2020	\$191,283	\$45,000	\$236,283	\$236,283

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.