



Address: [107 COZBY ST S](#)
City: BENBROOK
Georeference: 2350-9-20
Subdivision: BENBROOK LAKESIDE ADDITION
Neighborhood Code: 4A300F

Latitude: 32.665417484
Longitude: -97.4669188433
TAD Map: 2006-360
MAPSCO: TAR-087T



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

PROPERTY DATA

Legal Description: BENBROOK LAKESIDE
ADDITION Block 9 Lot 20

Jurisdictions:

- CITY OF BENBROOK (003)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

State Code: A

Year Built: 1991

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 06425526

Site Name: BENBROOK LAKESIDE ADDITION-9-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,760

Percent Complete: 100%

Land Sqft^{*}: 10,800

Land Acres^{*}: 0.2479

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:

DELEON ANGELA E
DELEON ALFONSO

Primary Owner Address:

107 COZBY ST
BENBROOK, TX 76126

Deed Date: 8/22/2024

Deed Volume:

Deed Page:

Instrument: [D224150278](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PETHERBRIDGE DARCY	7/6/2018	D218149003		
SHIELS JOHN R;SHIELS LAURA K	9/16/2016	D216217069		
MCDOWELL ROSA MEEK	11/23/2000	00000000000000	0000000	0000000
MCDOWELL HUGH EST;MCDOWELL ROSA	9/27/1991	00104020001677	0010402	0001677
J B HOMES INC	1/1/1990	00100160000963	0010016	0000963

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	\$300,536	\$49,580	\$350,116	\$350,116
2023	\$295,528	\$40,000	\$335,528	\$294,462
2022	\$237,159	\$40,000	\$277,159	\$267,693
2021	\$211,166	\$40,000	\$251,166	\$243,357
2020	\$181,234	\$40,000	\$221,234	\$221,234

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.