



Address: [3817 SEVENOAKS DR](#)
City: FORT WORTH
Georeference: 817H-21-17
Subdivision: ARCADIA PARK ADDITION
Neighborhood Code: 3K500K

Latitude: 32.9025539168
Longitude: -97.3020408387
TAD Map: 2060-448
MAPSCO: TAR-035D



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

PROPERTY DATA

Legal Description: ARCADIA PARK ADDITION
Block 21 Lot 17

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40313093

Site Name: ARCADIA PARK ADDITION-21-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,435

Percent Complete: 100%

Land Sqft^{*}: 6,600

Land Acres^{*}: 0.1515

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



OWNER INFORMATION

Current Owner:

BRATU ALEXANDRU
BANAT VERONICA

Primary Owner Address:

3817 SEVENOAKS DR
FORT WORTH, TX 76244

Deed Date: 5/25/2016

Deed Volume:

Deed Page:

Instrument: [D216115797](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------|-----------|----------------------------|-------------|-----------|
| BRATU ALEXANDRU | 7/13/2012 | D212171976 | 0000000 | 0000000 |
| SECRETARY OF HUD | 11/7/2011 | D212045705 | 0000000 | 0000000 |
| CITIMORTGAGE INC | 11/1/2011 | D211272748 | 0000000 | 0000000 |
| COFIELD BOBBY;COFIELD CINDY | 6/10/2005 | D205169808 | 0000000 | 0000000 |
| RAH OF TEXAS LP | 7/15/2004 | D204223481 | 0000000 | 0000000 |
| GEHAN HOMES LTD | 9/23/2003 | D203377029 | 0000000 | 0000000 |
| GEHAN/ARCADIA PARK LP | 1/1/2003 | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$0 | \$0 | \$0 | \$0 |
| 2024 | \$326,028 | \$70,000 | \$396,028 | \$351,384 |
| 2023 | \$322,854 | \$70,000 | \$392,854 | \$319,440 |
| 2022 | \$275,122 | \$55,000 | \$330,122 | \$290,400 |
| 2021 | \$225,627 | \$55,000 | \$280,627 | \$264,000 |
| 2020 | \$185,000 | \$55,000 | \$240,000 | \$240,000 |

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.