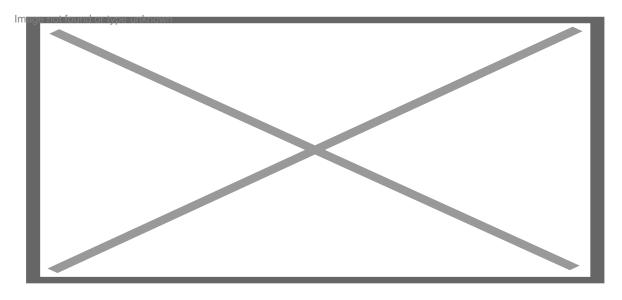


Tarrant Appraisal District Property Information | PDF Account Number: 40525813

Address: 9604 BRENDEN DR

City: FORT WORTH Georeference: 37915-4-122 Subdivision: SETTLEMENT PLAZA ADDITION Neighborhood Code: 2W300G Latitude: 32.7590906374 Longitude: -97.4835059262 TAD Map: 2000-396 MAPSCO: TAR-058Z





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

PROPERTY DATA

Legal Description: SETTLEMENT PLAZA ADDITION Block 4 Lot 122

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) WHITE SETTLEMENT ISD (920) State Code: A Year Built: 2006 Personal Property Account: N/A

Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 40525813 Site Name: SETTLEMENT PLAZA ADDITION-4-122 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,793 Percent Complete: 100% Land Sqft^{*}: 5,500 Land Acres^{*}: 0.1262 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: CHEN THOMAS

Primary Owner Address: 9720 EMPEROR AVE ARCADIA, CA 91007-7813 Deed Date: 10/4/2006 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D206317334

	Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR I	HORTON - TEXAS LTD	3/7/2006	D206072094	000000	0000000
WES	ST/LOOP 820 PARTNERS	1/1/2004	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$250,756	\$55,000	\$305,756	\$305,756
2023	\$244,872	\$55,000	\$299,872	\$299,872
2022	\$215,582	\$40,000	\$255,582	\$255,582
2021	\$177,851	\$40,000	\$217,851	\$217,851
2020	\$178,680	\$40,000	\$218,680	\$218,680

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.