



Address: [1841 BELSHIRE CT](#)
City: FORT WORTH
Georeference: 16945-1R1-52
Subdivision: HAMLET ADDITION-FORT WORTH
Neighborhood Code: 1E030D

Latitude: 32.6198052285
Longitude: -97.2971490229
TAD Map: 2060-344
MAPSCO: TAR-105R



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

PROPERTY DATA

Legal Description: HAMLET ADDITION-FORT WORTH Block 1R1 Lot 52

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EVERMAN ISD (904)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40584488

Site Name: HAMLET ADDITION-FORT WORTH-1R1-52

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,929

Percent Complete: 100%

Land Sqft^{*}: 5,045

Land Acres^{*}: 0.1158

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:

RUIZ BRENDA
RUIZ ANDRES

Deed Date: 7/26/2010

Deed Volume: 0000000

Primary Owner Address:

1841 BELSHIRE CT
FORT WORTH, TX 76140-5172

Deed Page: 0000000

Instrument: [D210184099](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
1841 BELSHIRE TRUST	4/10/2010	D210094889	0000000	0000000
T-UNIVERSAL CORPORATION	3/17/2010	D210077733	0000000	0000000
SUNTRUST BANK	1/29/2010	D210032093	0000000	0000000
SUNTRUST MORTGAGE INC	12/1/2009	D209320289	0000000	0000000
REICH KATHY;REICH TIMOTHY	5/22/2006	D206165116	0000000	0000000
BRENTGATE HOMES INC	9/12/2005	D205286132	0000000	0000000
WELLS FRAMING CONTRACTORS INC	1/1/2004	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	\$290,103	\$30,270	\$320,373	\$208,207
2023	\$310,907	\$45,000	\$355,907	\$189,279
2022	\$237,309	\$35,000	\$272,309	\$172,072
2021	\$169,792	\$35,000	\$204,792	\$156,429
2020	\$170,237	\$35,000	\$205,237	\$142,208

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.