

Tarrant Appraisal District

Property Information | PDF

Account Number: 40584550

Address: 1817 BELSHIRE CT

City: FORT WORTH

**Georeference:** 16945-1R1-58

Subdivision: HAMLET ADDITION-FORT WORTH

Neighborhood Code: 1E030D

Latitude: 32.6196902979 Longitude: -97.2981254564

**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 58

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: 40584550

Site Name: HAMLET ADDITION-FORT WORTH-1R1-58

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,287
Percent Complete: 100%

Land Sqft\*: 5,752

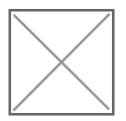
**Land Acres**\*: 0.1320

Pool: N

+++ Rounded

03-22-2025 Page 1

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



## **OWNER INFORMATION**

**Current Owner:**ROJAS FELIPE

ROJAS I ELIFE

**Primary Owner Address:** 1817 BELSHIRE CT

FORT WORTH, TX 76140-5172

**Deed Date: 2/8/2008** 

Deed Volume: 0000000

**Deed Page: 0000000** 

Instrument: D208049457

Previous Owners	Date	Instrument	Deed Volume	Deed Page
US BANK NATIONAL ASSOCIATION	2/7/2008	D208049456	0000000	0000000
WELLS FARGO BANK N A	8/7/2007	D207284974	0000000	0000000
LABELLE LINDA;LABELLE RICHARD P	9/1/2005	D205296766	0000000	0000000
BRENTGATE HOMES INC	11/9/2004	D204358544	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.

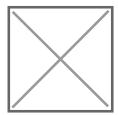
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$205,605	\$34,512	\$240,117	\$240,117
2023	\$220,162	\$45,000	\$265,162	\$224,093
2022	\$168,721	\$35,000	\$203,721	\$203,721
2021	\$121,534	\$35,000	\$156,534	\$156,534
2020	\$121,778	\$35,000	\$156,778	\$156,778

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

03-22-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



• 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.

03-22-2025 Page 3