Account Number: 40822966

Address: 565 BAVERTON LN

City: FORT WORTH

Georeference: 12751F-3-10

Subdivision: EMERALD PARK ADDITION - FW

Neighborhood Code: 2N100B

**Latitude:** 32.9256363556 **Longitude:** -97.3707386932

**TAD Map:** 2036-456 **MAPSCO:** TAR-019R





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

## PROPERTY DATA

Legal Description: EMERALD PARK ADDITION -

FW Block 3 Lot 10

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

NORTHWEST ISD (911)

State Code: A Year Built: 2008

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/15/2025

**Site Number: 40822966** 

Site Name: EMERALD PARK ADDITION - FW-3-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,614
Percent Complete: 100%

Land Sqft\*: 5,662 Land Acres\*: 0.1299

Pool: N

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

## **OWNER INFORMATION**

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Current Owner:

RODNEY D BRADSHAW AND PATRICIA J BRADSHAW REVOCABLE TRUST

Primary Owner Address:

Deed Page:

6000 OAKWOOD CT
GRANBURY, TX 76049

Instrument: D224207500

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRADSHAW PATTI;BRADSHAW ROD	11/13/2018	D218252154		
NUCOMPASS MOBILITY SERVICES INC	9/21/2018	D218252153		
HILL BRIAN S;HILL NICOLE	3/17/2017	D217060709		
GOODRUM ALEX;GOODRUM KIMBERLY LYDIKSEN	8/15/2014	D214178163		
VALKENAAR BRITINI;VALKENAAR STEVEN	8/14/2008	D208327124	0000000	0000000
DR HORTON - TEXAS LTD	1/1/2005	00000000000000	0000000	0000000

**Deed Date: 11/18/2024** 

## **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	\$180,960	\$75,000	\$255,960	\$255,960
2023	\$244,230	\$45,000	\$289,230	\$289,230
2022	\$198,362	\$45,000	\$243,362	\$243,362
2021	\$165,132	\$45,000	\$210,132	\$210,132
2020	\$153,041	\$45,000	\$198,041	\$198,041

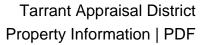
Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

There are no exemptions for this property

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



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.

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