

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 41678516

Address: 3900 BENT ELM LN

City: FORT WORTH

Georeference: 11069-12-22

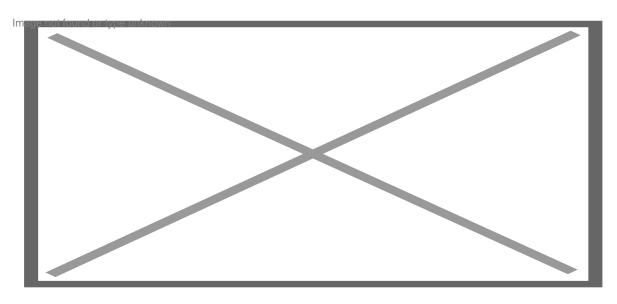
Subdivision: EDWARDS RANCH RIVERHILLS ADD

Neighborhood Code: 4T025C

Latitude: 32.6980527843 Longitude: -97.4095307844

**TAD Map:** 2024-372 MAPSCO: TAR-089E





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

## PROPERTY DATA

Legal Description: EDWARDS RANCH RIVERHILLS ADD Block 12 Lot 22

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 41678516

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223) Site Name: EDWARDS RANCH RIVERHILLS ADD-12-22 Site Class: A1 - Residential - Single Family

TARRANT COUNTY HOSPITAL (224)

Parcels: 1 TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905) Approximate Size+++: 3,838 State Code: A Percent Complete: 100%

Year Built: 2017 **Land Sqft**\*: 10,454

Personal Property Account: N/A Land Acres\*: 0.2399

Agent: None Pool: N **Protest Deadline Date: 5/15/2025** 

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



## **OWNER INFORMATION**

Current Owner: HEIM TRAVIS

**Primary Owner Address:** 

3900 BENT ELM

FORT WORTH, TX 76109

**Deed Date: 5/8/2024** 

Deed Volume:

Deed Page:

**Instrument:** D224083302

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BIERING JOSH	2/21/2022	D222049361		
HOBERG JEFFREY E;HOBERG LISA H	4/13/2018	D218079878		
VILLAGE HOMES LP	12/2/2016	D216282883		
CASSCO DEVELOPMENT CO INC	8/19/2016	D216190615		
CARRINGTON ANDREA;CARRINGTON FREDERICK	11/20/2014	D214256999		
CASSCO DEVELOPMENT CO INC	1/1/2013	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	\$1,337,304	\$198,626	\$1,535,930	\$1,535,930
2023	\$1,253,667	\$198,626	\$1,452,293	\$1,452,293
2022	\$1,072,642	\$198,626	\$1,271,268	\$1,149,831
2021	\$899,173	\$198,626	\$1,097,799	\$1,045,301
2020	\$751,648	\$198,626	\$950,274	\$950,274

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

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<sup>+</sup> 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.

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