

LOCATION

Address: [9209 BRITTLEBRUSH TR](#)
City: FORT WORTH
Georeference: 32942E-22-13
Subdivision: PRESIDIO WEST
Neighborhood Code: 2Z201G

Latitude: 32.909861479
Longitude: -97.3397027251
TAD Map: 2048-452
MAPSCO: TAR-020Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PRESIDIO WEST Block 22 Lot 13 BOUNDARY SPLIT

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2018

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Protest Deadline Date: 5/15/2025

Site Number: 800025624

Site Name: PRESIDIO WEST 22 13 BOUNDARY SPLIT

Site Class: A1 - Residential - Single Family

Parcels: 2

Approximate Size⁺⁺⁺: 3,820

Percent Complete: 100%

Land Sqft^{*}: 2,106

Land Acres^{*}: 0.0483

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:

DHAKAL BIDHUT
 DHAKAL CHAHANA

Primary Owner Address:

9209 BRITTLEBRUSH TRL
 FORT WORTH, TX 76177

Deed Date: 8/19/2022

Deed Volume:

Deed Page:

Instrument: [D222209277](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY TRUST I	5/24/2022	D222135337		
ARRINGTON KAWATIA RENEE;ARRINGTON OTIS III	2/28/2019	D219040831		

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	\$54,967	\$24,000	\$78,967	\$78,967
2024	\$54,366	\$24,000	\$78,366	\$78,366
2023	\$62,857	\$21,600	\$84,457	\$84,457
2022	\$51,666	\$16,800	\$68,466	\$65,149
2021	\$42,426	\$16,800	\$59,226	\$59,226
2020	\$38,507	\$16,800	\$55,307	\$55,307

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.