



Address: [12232 BEATRICE DR](#)
City: FORT WORTH
Georeference: 45694T-20-23
Subdivision: WELLINGTON
Neighborhood Code: 2N300A1

Latitude: 32.9478387241
Longitude: -97.3957355093
TAD Map: 2036-464
MAPSCO: TAR-019B



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

PROPERTY DATA

Legal Description: WELLINGTON Block 20 Lot 23

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: 2020

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800039760

Site Name: WELLINGTON 20 23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,298

Percent Complete: 100%

Land Sqft^{*}: 7,685

Land Acres^{*}: 0.1764

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:

PEEL KENNETH
PEEL ANGELA

Primary Owner Address:

12232 BEATRICE DR
FORT WORTH, TX 76052

Deed Date: 7/18/2024

Deed Volume:

Deed Page:

Instrument: [D224126868](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WRIGHT ARISAY;WRIGHT JUSTIN PAUL	8/21/2020	D220210582		
HIGHLAND HOMES - DALLAS LLC	2/11/2020	D220033612		

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	\$325,172	\$100,000	\$425,172	\$425,172
2023	\$385,645	\$80,000	\$465,645	\$398,521
2022	\$286,941	\$80,000	\$366,941	\$362,292
2021	\$249,356	\$80,000	\$329,356	\$329,356
2020	\$0	\$56,000	\$56,000	\$56,000

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.