



Address: [3312 MANCHESTER CIR](#)
City: BEDFORD
Georeference: 1987-1-6
Subdivision: BEDFORD PARK ESTATES
Neighborhood Code: 3X030D

Latitude: 32.8627252977
Longitude: -97.1157378536
TAD Map: 2114-432
MAPSCO: TAR-040Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEDFORD PARK ESTATES
Block 1 Lot 6

Jurisdictions:

CITY OF BEDFORD (002)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1982

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$395,013

Protest Deadline Date: 5/24/2024

Site Number: 00139742

Site Name: BEDFORD PARK ESTATES-1-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,376

Percent Complete: 100%

Land Sqft^{*}: 7,704

Land Acres^{*}: 0.1768

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

YOUNGS FAMILY TRUST

Primary Owner Address:

3312 MANCHESTER CIR
BEDFORD, TX 76021

Deed Date: 4/8/2025

Deed Volume:

Deed Page:

Instrument: [D225062840](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YOUNGS MARILYN;YOUNGS RANDALL E	1/13/1999	00136160000444	0013616	0000444
LAND SUSANN F	12/30/1991	00104950000681	0010495	0000681
LAND JAMES L;LAND JUDITH C	8/3/1989	00096690000000	0009669	0000000
MERCY HEALTH CENTER INC	9/26/1988	00094030000204	0009403	0000204
JANKOWSKI GARY A;JANKOWSKI PATRICIA	12/31/1900	00074560000369	0007456	0000369
HELM JOHN;HELM JOYCE	12/30/1900	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	\$310,013	\$85,000	\$395,013	\$395,013
2024	\$310,013	\$85,000	\$395,013	\$383,199
2023	\$334,592	\$60,000	\$394,592	\$348,363
2022	\$314,537	\$60,000	\$374,537	\$316,694
2021	\$227,904	\$60,000	\$287,904	\$287,904
2020	\$229,650	\$60,000	\$289,650	\$289,650

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.