



Address: [904 CHARLESTON DR](#)
City: BEDFORD
Georeference: 2080-2-9
Subdivision: BELL MANOR
Neighborhood Code: 3B030D

Latitude: 32.8238262614
Longitude: -97.1385554919
TAD Map: 2108-420
MAPSCO: TAR-054P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BELL MANOR Block 2 Lot 9

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: 1964

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$345,000

Protest Deadline Date: 5/24/2024

Site Number: 00158208

Site Name: BELL MANOR-2-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,860

Percent Complete: 100%

Land Sqft^{*}: 9,920

Land Acres^{*}: 0.2277

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:

MATUS MATTHEW
MATUS MELISSA

Primary Owner Address:

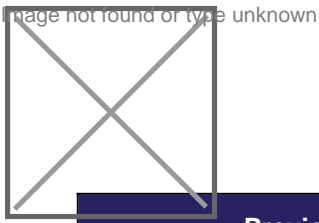
904 CHARLESTON DR
BEDFORD, TX 76022

Deed Date: 7/9/2018

Deed Volume:

Deed Page:

Instrument: [D218151768](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
C&X DFW REALTY LLC	11/29/2017	D217276488		
HEB HOMES LLC	11/28/2017	D217279395		
COOK RYAN SHAUN	7/26/2006	D206237236	0000000	0000000
MALLORY PATRICIA;MALLORY PATRICK	5/13/1998	00132220000293	0013222	0000293
LINTON ELIZABET;LINTON KEITH JR	5/13/1998	00132220000292	0013222	0000292
LINTON KEITH H JR	12/31/1900	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	\$247,000	\$65,000	\$312,000	\$312,000
2024	\$280,000	\$65,000	\$345,000	\$336,985
2023	\$274,243	\$45,000	\$319,243	\$306,350
2022	\$233,500	\$45,000	\$278,500	\$278,500
2021	\$215,836	\$45,000	\$260,836	\$260,836
2020	\$195,113	\$45,000	\$240,113	\$240,113

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.