



**Address:** [1202 COZBY ST W](#)  
**City:** BENBROOK  
**Georeference:** 2350-9-C5  
**Subdivision:** BENBROOK LAKESIDE ADDITION  
**Neighborhood Code:** 4A300F

**Latitude:** 32.6684144325  
**Longitude:** -97.4666347675  
**TAD Map:** 2006-364  
**MAPSCO:** TAR-087P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BENBROOK LAKESIDE  
ADDITION Block 9 Lot C5

**Jurisdictions:**

CITY OF BENBROOK (003)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1989

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$238,357

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00195774

**Site Name:** BENBROOK LAKESIDE ADDITION-9-C5

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,496

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,375

**Land Acres<sup>\*</sup>:** 0.2152

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

BIDDY SHERRY

**Primary Owner Address:**

1202 COZBY ST W  
BENBROOK, TX 76126-3462

**Deed Date:** 7/24/2009

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D209202078](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARR GUSTA;CARR MARY	5/14/2007	<a href="#">D207165495</a>	0000000	0000000
WELLS FARGO BANK N A	12/6/2006	<a href="#">D206389455</a>	0000000	0000000
GOLSCH JEFFREY	8/21/2006	<a href="#">D206262747</a>	0000000	0000000
GOLSCH JEFFREY L;GOLSCH M KNAPP	9/28/2004	<a href="#">D204314525</a>	0000000	0000000
GALLAGHER RICHARD H	10/1/1993	00112720001346	0011272	0001346
GALLAGHER RICHARD H ETAL	2/23/1990	00098520002382	0009852	0002382
WILLIAM W HORN & ASSOCIATES IN	10/31/1988	00094280001197	0009428	0001197
LYNN-WOOD DEVELOPMENT INC	12/31/1986	00087950001909	0008795	0001909
DARWIN DARWIN;DARWIN JACK L	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 <sup>+</sup>
2025	\$195,317	\$43,040	\$238,357	\$238,357
2024	\$195,317	\$43,040	\$238,357	\$218,138
2023	\$221,155	\$40,000	\$261,155	\$198,307
2022	\$195,941	\$40,000	\$235,941	\$180,279
2021	\$125,383	\$40,000	\$165,383	\$163,890
2020	\$108,991	\$40,000	\$148,991	\$148,991

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.