



**Address:** [9033 RACQUET CLUB DR](#)  
**City:** FORT WORTH  
**Georeference:** 2415-C-2  
**Subdivision:** BENTLEY VILLAGE ADDITION  
**Neighborhood Code:** 1B200P

**Latitude:** 32.7683696079  
**Longitude:** -97.1571275487  
**TAD Map:** 2102-400  
**MAPSCO:** TAR-067V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BENTLEY VILLAGE ADDITION  
Block C Lot 2

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A  
**Year Built:** 2006  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$301,345  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00210536  
**Site Name:** BENTLEY VILLAGE ADDITION-C-2  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,466  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 4,800  
**Land Acres<sup>\*</sup>:** 0.1101  
**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:**  
KULINICH LIMITED LIABILITY COMPANY  
**Primary Owner Address:**  
5300 KELLER SPRINGS RD APT 1082  
DALLAS, TX 75248

**Deed Date:** 11/5/2018  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221375638CWD](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KULINICH TRUCKING LLC	11/5/2018	<a href="#">D220020421</a>		
MILAM DENNIS G;MILAM VALENTINA	9/12/2013	<a href="#">D213242788</a>	0000000	0000000
SANTOS LAUREN B	2/13/2007	<a href="#">D207062104</a>	0000000	0000000
MCSHAN JOHANNA;MCSHAN MATTHEW	10/4/2006	<a href="#">D206314766</a>	0000000	0000000
RAFTER J INC	3/4/2004	<a href="#">D204086016</a>	0000000	0000000
TIMBERWOOD INC	3/28/1996	00123120000468	0012312	0000468
FDIC-FSLIC RESOLUTION FUND	12/28/1993	00120290000972	0012029	0000972
UNITED SAVINGS ASSOC	9/5/1986	00086740002317	0008674	0002317
VILLAGE COMMUNITY DEV CO INC	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	\$226,000	\$54,000	\$280,000	\$280,000
2024	\$247,345	\$54,000	\$301,345	\$289,200
2023	\$187,000	\$54,000	\$241,000	\$241,000
2022	\$182,000	\$36,000	\$218,000	\$218,000
2021	\$144,296	\$36,000	\$180,296	\$180,296
2020	\$144,296	\$36,000	\$180,296	\$180,296

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

There are no exemptions for this property

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.