



Address: [2333 BENBROOK BLVD](#)
City: FORT WORTH
Georeference: 6050-16-13
Subdivision: BYERS & MCCART ADDITION
Neighborhood Code: 4T002V

Latitude: 32.7030962831
Longitude: -97.3516720692
TAD Map: 2042-376
MAPSCO: TAR-076X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BYERS & MCCART ADDITION
Block 16 Lot 13

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: 1945

Personal Property Account: N/A

Agent: INTEGRATAX (00753)

Notice Sent Date: 4/15/2025

Notice Value: \$185,354

Protest Deadline Date: 5/24/2024

Site Number: 00393223

Site Name: BYERS & MCCART ADDITION-16-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,106

Percent Complete: 100%

Land Sqft^{*}: 6,250

Land Acres^{*}: 0.1434

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:

CTRL NOVA LLC

Primary Owner Address:

3030 FORT WORTH AVE
DALLAS, TX 75211

Deed Date: 2/27/2025

Deed Volume:

Deed Page:

Instrument: [D225033993](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------|------------|----------------------------|-------------|-----------|
| BROOKS NEIL H | 2/12/2025 | D225023966 | | |
| DRAKE JO IRIS | 4/1/2018 | D225010196 | | |
| DRAKE JOHN C | 12/31/1900 | 000000000000000 | 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 | \$44,729 | \$140,625 | \$185,354 | \$185,354 |
| 2024 | \$44,729 | \$140,625 | \$185,354 | \$176,376 |
| 2023 | \$51,251 | \$126,562 | \$177,813 | \$160,342 |
| 2022 | \$69,093 | \$82,500 | \$151,593 | \$145,765 |
| 2021 | \$50,657 | \$82,500 | \$133,157 | \$132,514 |
| 2020 | \$81,860 | \$82,500 | \$164,360 | \$120,467 |

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.