



Address: [3021 BENT TREE LN](#)
City: BEDFORD
Georeference: 6310-17-5
Subdivision: CANTERBURY ADDITION
Neighborhood Code: 3X0301

Latitude: 32.8645306109
Longitude: -97.1196999076
TAD Map: 2114-432
MAPSCO: TAR-040V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CANTERBURY ADDITION Block
17 Lot 5

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: 1978

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 00426326

Site Name: CANTERBURY ADDITION-17-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,971

Percent Complete: 100%

Land Sqft^{*}: 7,291

Land Acres^{*}: 0.1673

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:

YOUNG VICCI

Primary Owner Address:

3021 BENT TREE LN
BEDFORD, TX 76021

Deed Date: 11/7/2013

Deed Volume:

Deed Page:

Instrument: M213012415

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCOLIN VICCI A	4/4/2012	D212082518	0000000	0000000
HARPER BRETT W;HARPER LINDA	10/29/1997	00129610000193	0012961	0000193
BAHR JANE;BAHR TIM	9/13/1985	00083080002021	0008308	0002021
BYERS STEVEN A	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	\$265,123	\$75,000	\$340,123	\$340,123
2024	\$265,123	\$75,000	\$340,123	\$340,123
2023	\$318,958	\$45,000	\$363,958	\$314,600
2022	\$241,000	\$45,000	\$286,000	\$286,000
2021	\$241,000	\$45,000	\$286,000	\$276,541
2020	\$219,655	\$45,000	\$264,655	\$251,401

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.