



**Address:** [4349 BELLAIRE DR S # 228S](#)  
**City:** FORT WORTH  
**Georeference:** 36705C---09  
**Subdivision:** ROYALE ORLEANS SOUTH CONDO  
**Neighborhood Code:** A4T010G

**Latitude:** 32.703046349  
**Longitude:** -97.3866035908  
**TAD Map:** 2030-376  
**MAPSCO:** TAR-075Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ROYALE ORLEANS SOUTH  
CONDO Block K Lot 228 .00828 % CE

**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)

**Site Number:** 00600261  
**Site Name:** ROYALE ORLEANS SOUTH CONDO-K-228  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 888  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 0  
**Land Acres<sup>\*</sup>:** 0.0000  
**Pool:** N

**State Code:** A

**Year Built:** 1972

**Personal Property Account:** N/A

**Agent:** PROPERTY TAX LOCK (11667)

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

<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:**

HAMMAN BENJAMIN HUNDT

**Primary Owner Address:**

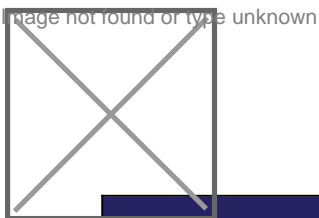
4349 BELLAIRE DR S #228S  
FORT WORTH, TX 76109

**Deed Date:** 2/22/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221051660](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WADE GLENN	1/17/2017	<a href="#">D217015124</a>		
COCHRAN ALVIN K;COCHRAN JOHN	10/17/2016	<a href="#">D216249741</a>		
TIPTON RICHARD S	6/14/1995	00119970000132	0011997	0000132
POLSON MARYANNE	8/31/1992	000000000000000	0000000	0000000
HENRY MARY ANN	12/31/1900	00076940000844	0007694	0000844

## 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	\$141,057	\$50,000	\$191,057	\$191,057
2024	\$141,057	\$50,000	\$191,057	\$191,057
2023	\$167,311	\$20,000	\$187,311	\$187,311
2022	\$162,000	\$20,000	\$182,000	\$182,000
2021	\$142,000	\$20,000	\$162,000	\$162,000
2020	\$136,752	\$20,000	\$156,752	\$156,752

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.