



Address: [1300 BRYAN CT](#)
City: BEDFORD
Georeference: 8800-6-6
Subdivision: CRESTVIEW ADDITION-BEDFORD
Neighborhood Code: 3B030Q

Latitude: 32.8246912671
Longitude: -97.1444396473
TAD Map: 2108-420
MAPSCO: TAR-054N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CRESTVIEW ADDITION-BEDFORD Block 6 Lot 6

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: 1960

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00660744

Site Name: CRESTVIEW ADDITION-BEDFORD-6-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,023

Percent Complete: 100%

Land Sqft^{*}: 7,641

Land Acres^{*}: 0.1754

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:

BLOOMING TREE INVESTMENTS LLC

Primary Owner Address:

2204 RIVER RIDGE RD
ARLINGTON, TX 76017-2632

Deed Date: 7/24/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213194482](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCHAEFER FAMILY LIVING TRUST	10/28/1999	00154670000432	0015467	0000432
SCHAEFER PAULA;SCHAEFER RON	10/27/1999	00140880000543	0014088	0000543
SANCHEZ FRANK ANTHONY	10/24/1996	00125640000194	0012564	0000194
STURDIVANT DAN;STURDIVANT JOSIE	9/27/1996	00125230000238	0012523	0000238
BYNUM DEBORAH H;BYNUM GEORGE D	6/4/1986	00085680001503	0008568	0001503
CONNER LYNDA JOY	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	\$153,000	\$55,000	\$208,000	\$208,000
2024	\$174,686	\$55,000	\$229,686	\$229,686
2023	\$196,110	\$45,000	\$241,110	\$241,110
2022	\$157,073	\$45,000	\$202,073	\$202,073
2021	\$127,429	\$45,000	\$172,429	\$172,429
2020	\$97,215	\$45,000	\$142,215	\$142,215

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.