



Address: [3612 WINDSONG LN](#)
City: BEDFORD
Georeference: 8887-4-13
Subdivision: CROSS TIMBERS ADDITION
Neighborhood Code: 3X030G

Latitude: 32.8640172553
Longitude: -97.1216794604
TAD Map: 2114-432
MAPSCO: TAR-040Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CROSS TIMBERS ADDITION
Block 4 Lot 13

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: 1983

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00670650

Site Name: CROSS TIMBERS ADDITION-4-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,533

Percent Complete: 100%

Land Sqft^{*}: 8,504

Land Acres^{*}: 0.1952

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

ACHARYA NAYAN

DAHAL BANIRA

Primary Owner Address:

3304 S RILEY CT
HURST, TX 76054

Deed Date: 6/27/2023

Deed Volume:

Deed Page:

Instrument: [D223117404](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
THE HOLCOMBE FAMILY TRUST	12/8/2016	D217001974		
HOLCOMBE DOUG	10/23/2002	00161190000044	0016119	0000044
MORRISON ANDREW T;MORRISON AUDRE	8/30/1983	00076010000579	0007601	0000579
FOX & JACOBS 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 ⁺
2025	\$258,951	\$70,000	\$328,951	\$328,951
2024	\$258,951	\$70,000	\$328,951	\$328,951
2023	\$300,147	\$45,000	\$345,147	\$345,147
2022	\$230,466	\$45,000	\$275,466	\$275,466
2021	\$224,126	\$45,000	\$269,126	\$269,126
2020	\$199,269	\$45,000	\$244,269	\$244,269

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.