



**Address:** [1613 WINCHESTER WAY](#)  
**City:** BEDFORD  
**Georeference:** 14370-A-4  
**Subdivision:** FOREST RIDGE ADDITION  
**Neighborhood Code:** 3B030C

**Latitude:** 32.8286561927  
**Longitude:** -97.142660906  
**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:** FOREST RIDGE ADDITION  
Block A Lot 4

**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:** 1975

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 00964743

**Site Name:** FOREST RIDGE ADDITION-A-4

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,381

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,640

**Land Acres<sup>\*</sup>:** 0.1753

**Pool:** N

<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:**

MARTINEZ APRIL C

**Primary Owner Address:**

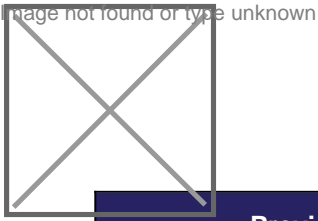
1613 WINCHESTER WAY  
BEDFORD, TX 76022-6830

**Deed Date:** 3/15/2012

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D212065797](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARTER LORNA S	9/11/2011	000000000000000	0000000	0000000
SPAUNHORST L S	8/25/1998	001340500000022	0013405	0000022
FULMER CLARICE;FULMER WESLEY A	5/19/1983	000750900000894	0007509	0000894
GREGG S ZIMMERMAN	5/1/1983	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 <sup>+</sup>
2025	\$191,034	\$65,000	\$256,034	\$256,034
2024	\$191,034	\$65,000	\$256,034	\$256,034
2023	\$224,016	\$45,000	\$269,016	\$269,016
2022	\$180,215	\$45,000	\$225,215	\$225,215
2021	\$164,614	\$45,000	\$209,614	\$209,614
2020	\$146,331	\$45,000	\$191,331	\$191,331

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.