



Address: [1625 WINCHESTER WAY](#)
City: BEDFORD
Georeference: 14370-A-7
Subdivision: FOREST RIDGE ADDITION
Neighborhood Code: 3B030C

Latitude: 32.828651958
Longitude: -97.1420757115
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 7

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: 1976

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$335,000

Protest Deadline Date: 5/24/2024

Site Number: 00964786

Site Name: FOREST RIDGE ADDITION-A-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,804

Percent Complete: 100%

Land Sqft^{*}: 7,224

Land Acres^{*}: 0.1658

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:

NAKAMURA LAW PLLC

Primary Owner Address:

5900 BALCONES DR 100
AUSTIN, TX 78731

Deed Date: 1/21/2025

Deed Volume:

Deed Page:

Instrument: [D225017821](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NAKAMURA YUKI	10/30/2018	D218244284		
OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC	8/14/2018	D218187812		
HEINEN THOMAS D	3/26/2014	D214060217	0000000	0000000
KEOGH JOHAN C;KEOGH LINDA J	2/12/1987	00088450000787	0008845	0000787
KLINGER BARRY P	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	\$270,000	\$65,000	\$335,000	\$335,000
2024	\$270,000	\$65,000	\$335,000	\$335,000
2023	\$265,000	\$45,000	\$310,000	\$310,000
2022	\$209,866	\$45,000	\$254,866	\$254,866
2021	\$179,000	\$45,000	\$224,000	\$224,000
2020	\$143,000	\$45,000	\$188,000	\$188,000

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.