



Address: [1613 BRIAR RUN](#)
City: BENBROOK
Georeference: 16250-11-2
Subdivision: GREENBRIAR ADDITION-BENBROOK
Neighborhood Code: 4A300B

Latitude: 32.6711988052
Longitude: -97.4428947208
TAD Map: 2012-364
MAPSCO: TAR-087R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GREENBRIAR ADDITION-BENBROOK Block 11 Lot 2

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1983

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$280,084

Protest Deadline Date: 5/24/2024

Site Number: 01109278

Site Name: GREENBRIAR ADDITION-BENBROOK-11-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,266

Percent Complete: 100%

Land Sqft^{*}: 8,400

Land Acres^{*}: 0.1928

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:

HABEEB MARIA Y

Primary Owner Address:

1613 BRIAR RUN
BENBROOK, TX 76126

Deed Date: 7/18/2016

Deed Volume:

Deed Page:

Instrument: [D216161481](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KESSNER HARRY F	3/31/2016	D216070385		
KESSNER BRANDI;KESSNER ERNEST P	8/28/2000	00145080000367	0014508	0000367
BANKERS TRUST CO OF CALIFORNIA	6/6/2000	00143810000082	0014381	0000082
WALDEN TOMMY D JR	6/15/1999	001387900000314	0013879	0000314
ADMINISTRATOR VETERAN AFFAIRS	10/15/1998	001347900000414	0013479	0000414
MIDFIRST BANK	10/6/1998	001346200000368	0013462	0000368
TABER RECTOR D;TABER TINA M	4/13/1983	00074850002215	0007485	0002215
CHEROKEE BUILDERS INCORPORATED	12/31/1900	00074260001328	0007426	0001328
TEXAS COMM BANK FW	12/30/1900	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 ⁺
2025	\$230,084	\$50,000	\$280,084	\$280,084
2024	\$230,084	\$50,000	\$280,084	\$270,282
2023	\$218,000	\$35,000	\$253,000	\$245,711
2022	\$192,784	\$35,000	\$227,784	\$223,374
2021	\$168,975	\$35,000	\$203,975	\$203,067
2020	\$149,606	\$35,000	\$184,606	\$184,606

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.