



Address: [3708 BEN CREEK CT](#)
City: FORT WORTH
Georeference: 24315-7-19
Subdivision: LOST CREEK ADDITION
Neighborhood Code: 4A100M

Latitude: 32.717838827
Longitude: -97.5219894187
TAD Map: 1988-380
MAPSCO: TAR-071V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LOST CREEK ADDITION Block 7
Lot 19

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1990

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 7/12/2024

Site Number: 01611860

Site Name: LOST CREEK ADDITION-7-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,692

Percent Complete: 100%

Land Sqft^{*}: 11,000

Land Acres^{*}: 0.2525

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:

BLACK KAYLEE
BLACK IVAN

Primary Owner Address:

3708 BEN CREEK CT
FORT WORTH, TX 76008

Deed Date: 10/4/2023

Deed Volume:

Deed Page:

Instrument: [D223180256](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHAPMAN DAVID N;CHAPMAN NANCY	4/13/1998	00131720000302	0013172	0000302
SMITH CYNTHIA L;SMITH MARK W	3/14/1990	00098690000718	0009869	0000718
KATHMIS CORP THE	1/22/1990	00098210002260	0009821	0002260
DEN MAK BLDG CORP	12/29/1989	00098030000933	0009803	0000933
CACHAREL COMPANIES NO 1 LTD	12/16/1988	00094610001622	0009461	0001622
WESTSHIRE PROPERTIES INC	6/21/1984	00078660000521	0007866	0000521
GREAT EAGLE SERVICE CORP	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	\$331,000	\$110,000	\$441,000	\$441,000
2024	\$331,000	\$110,000	\$441,000	\$441,000
2023	\$356,902	\$88,000	\$444,902	\$402,729
2022	\$284,719	\$88,000	\$372,719	\$366,117
2021	\$255,834	\$77,000	\$332,834	\$332,834
2020	\$258,870	\$77,000	\$335,870	\$335,870

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.