



Address: [2657 BERRYHILL DR](#)
City: FORT WORTH
Georeference: 26300-3-3
Subdivision: MITCHELL HEIGHTS SUBDIVISION
Neighborhood Code: 1H050D

Latitude: 32.7190432962
Longitude: -97.2901935841
TAD Map: 2060-380
MAPSCO: TAR-078S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MITCHELL HEIGHTS
SUBDIVISION Block 3 Lot 3

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: 2018

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$286,691

Protest Deadline Date: 5/24/2024

Site Number: 01790757

Site Name: MITCHELL HEIGHTS SUBDIVISION-3-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size ⁺⁺⁺: 1,470

Percent Complete: 100%

Land Sqft ^{*}: 11,100

Land Acres ^{*}: 0.2548

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:

MANNING CHRISTOPHER

Primary Owner Address:

2657 BERRYHILL DR
FORT WORTH, TX 76105

Deed Date: 3/19/2019

Deed Volume:

Deed Page:

Instrument: [D219055784](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MPR DIRECT INVESTMENTS LLC	2/22/2017	D217074514		
GUTIERREZ LAND CO LLC	1/18/2017	D217227279		
4937 RAMEY TRUST	9/7/2010	D210218965	0000000	0000000
GUTIERREZ BART	1/17/2010	D210025969	0000000	0000000
UNITY CHURCH OF DALLAS	12/22/2009	D209337707	0000000	0000000
SCOLA CHARLES	8/15/2009	D209247618	0000000	0000000
SCOLA CHARLIE	11/10/2005	D207123030	0000000	0000000
RICE BARBARA	9/7/2005	D205287570	0000000	0000000
TEXAS COMMUNITY DEV CORP	4/21/2002	00156230000248	0015623	0000248
MBDC	1/27/1999	00136720000426	0013672	0000426
WILLIAM TAYLOR FOUNDATION	7/26/1984	00074290001157	0007429	0001157
WILLIAM TAYLOR FOUNDATION	12/20/1982	00074290001157	0007429	0001157
WARE CARLTON J	12/31/1900	00000000000000	0000000	0000000
LEHMAN GREG O PRES	12/30/1900	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	\$255,591	\$31,100	\$286,691	\$246,778
2024	\$255,591	\$31,100	\$286,691	\$224,344
2023	\$238,140	\$31,100	\$269,240	\$203,949
2022	\$203,664	\$5,000	\$208,664	\$185,408
2021	\$163,553	\$5,000	\$168,553	\$168,553
2020	\$177,945	\$5,000	\$182,945	\$182,945

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.