



Address: [2612 SHADY BROOK DR](#)
City: BEDFORD
Georeference: 37945-17-12
Subdivision: SHADY BROOK ADDITION
Neighborhood Code: 3X020C

Latitude: 32.8510607983
Longitude: -97.1526222416
TAD Map: 2102-428
MAPSCO: TAR-053D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHADY BROOK ADDITION
Block 17 Lot 12

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: 1967

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02711729

Site Name: SHADY BROOK ADDITION-17-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,388

Percent Complete: 100%

Land Sqft^{*}: 8,261

Land Acres^{*}: 0.1896

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:

BROBST SHAWN
BROBST DONALD A

Primary Owner Address:

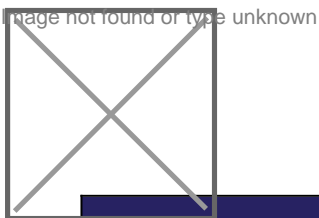
2612 SHADY BROOK DR
BEDFORD, TX 76021-4418

Deed Date: 6/25/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213174121](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRIDGEBILT LLC	1/11/2013	D213020181	0000000	0000000
JPMORGAN CHASE BANK NATL ASSOC	6/5/2012	D212139919	0000000	0000000
BERRY WILDA J	11/7/2000	00146110000619	0014611	0000619
COOK SHIRLEY ANN	9/16/1985	00083100001922	0008310	0001922
STANLEY CATHERIN;STANLEY MILES R	9/5/1984	00079470000741	0007947	0000741
COUNTS WILLIAM	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	\$145,248	\$65,000	\$210,248	\$210,248
2024	\$145,248	\$65,000	\$210,248	\$210,248
2023	\$168,676	\$40,000	\$208,676	\$191,830
2022	\$134,391	\$40,000	\$174,391	\$174,391
2021	\$130,600	\$40,000	\$170,600	\$170,600
2020	\$143,467	\$40,000	\$183,467	\$183,467

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.