



Address: [1012 SHADY RIVER CT N](#)
City: BENBROOK
Georeference: 38085-1-3
Subdivision: SHADY RIVER ESTATES ADDITION
Neighborhood Code: 4A300A

Latitude: 32.6750553926
Longitude: -97.4357533431
TAD Map: 2018-364
MAPSCO: TAR-088N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHADY RIVER ESTATES
ADDITION Block 1 Lot 3

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: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02725541

Site Name: SHADY RIVER ESTATES ADDITION-1-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,286

Percent Complete: 100%

Land Sqft^{*}: 28,620

Land Acres^{*}: 0.6570

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:

ROBINSON MARGARET E

Primary Owner Address:

1012 SHADY RIVER CT N
BENBROOK, TX 76126

Deed Date: 1/23/2023

Deed Volume:

Deed Page:

Instrument: [D224051897](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROBINSON JAMES;ROBINSON MARGARET	9/15/1997	00129130000407	0012913	0000407
HILLS BETHANY;HILLS RONALD M	7/8/1988	00093230000601	0009323	0000601
GRAY DONALD U;GRAY JUARINE C	11/15/1985	00083720000784	0008372	0000784
YOUNGBLOOD BILL ETAL	3/7/1985	00081120000043	0008112	0000043
L S P BLDR INC	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	\$320,572	\$32,850	\$353,422	\$353,422
2024	\$320,572	\$32,850	\$353,422	\$353,422
2023	\$322,146	\$32,850	\$354,996	\$328,087
2022	\$265,411	\$32,850	\$298,261	\$298,261
2021	\$266,702	\$32,850	\$299,552	\$299,552
2020	\$256,374	\$32,850	\$289,224	\$289,224

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.