



Address: [1208 BONNIE BRAE AVE](#)
City: FORT WORTH
Georeference: 41210-G-2
Subdivision: SYLVANIA PARK ADDITION
Neighborhood Code: 3H050I

Latitude: 32.7804147684
Longitude: -97.2989257149
TAD Map: 2060-404
MAPSCO: TAR-063M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SYLVANIA PARK ADDITION
Block G Lot 2

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: 1941

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$322,660

Protest Deadline Date: 5/24/2024

Site Number: 03081664
Site Name: SYLVANIA PARK ADDITION-G-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,147
Percent Complete: 100%
Land Sqft^{*}: 7,315
Land Acres^{*}: 0.1679
Pool: Y

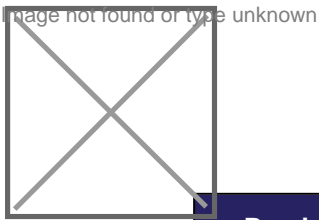
⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
PHILLIP GIBSON INHERITANCE TRUST
Primary Owner Address:
PO BOX 243
EAGLE NEST, NM 87718

Deed Date: 5/23/2022
Deed Volume:
Deed Page:
Instrument: [D222133303](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GIBSON PHILLIP A	10/16/2020	D220336000		
GIBSON GLENDA SUE	4/12/2000	00143070000515	0014307	0000515
GIBSON ROBERT E	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	\$286,085	\$36,575	\$322,660	\$322,660
2024	\$286,085	\$36,575	\$322,660	\$302,500
2023	\$238,425	\$36,575	\$275,000	\$275,000
2022	\$230,694	\$25,602	\$256,296	\$256,296
2021	\$242,366	\$10,000	\$252,366	\$252,366
2020	\$215,208	\$10,000	\$225,208	\$200,263

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.