



**Address:** [3103 EMERALD ST](#)  
**City:** BEDFORD  
**Georeference:** 42078-1-9  
**Subdivision:** THREE OAKS ADDITION  
**Neighborhood Code:** 3X030W

**Latitude:** 32.8545741828  
**Longitude:** -97.1138622375  
**TAD Map:** 2114-432  
**MAPSCO:** TAR-055A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** THREE OAKS ADDITION Block  
1 Lot 9

**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:** 1984

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03129268

**Site Name:** THREE OAKS ADDITION-1-9

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,831

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,146

**Land Acres<sup>\*</sup>:** 0.1870

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

HAYS AMANDA LOUISE

**Primary Owner Address:**

3103 EMERALD ST  
BEDFORD, TX 76021

**Deed Date:** 5/5/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223078391](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EDWARDS NICHOLAS	7/14/2016	<a href="#">D216162225</a>		
EDWARDS ADAM	12/27/2000	00146670000013	0014667	0000013
GUTHRIE KIMBERLY;GUTHRIE LARRY G	4/28/1993	001104000000960	0011040	0000960
WEINHOLD ANNA;WEINHOLD RICHARD	9/14/1984	00079500002227	0007950	0002227
BROOKS BUILDERS INC	12/31/1900	000000000000000	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 <sup>+</sup>
2025	\$315,000	\$70,000	\$385,000	\$385,000
2024	\$315,000	\$70,000	\$385,000	\$385,000
2023	\$300,211	\$45,000	\$345,211	\$267,959
2022	\$235,459	\$45,000	\$280,459	\$243,599
2021	\$176,454	\$45,000	\$221,454	\$221,454
2020	\$176,454	\$45,000	\$221,454	\$220,066

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.