



Address: [1117 HIGBUSH DR](#)
City: BENBROOK
Georeference: 42170-22-5R
Subdivision: TIMBER CREEK ADDITION
Neighborhood Code: M4R04T

Latitude: 32.6756426254
Longitude: -97.4513397363
TAD Map: 2012-364
MAPSCO: TAR-087Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TIMBER CREEK ADDITION
Block 22 Lot 5R

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: B

Year Built: 1979

Personal Property Account: N/A

Agent: SOUTHWEST PROPERTY TAX (00346)

Protest Deadline Date: 5/24/2024

Site Number: 03141802

Site Name: TIMBER CREEK ADDITION-22-5R

Site Class: B - Residential - Multifamily

Parcels: 1

Approximate Size⁺⁺⁺: 2,532

Percent Complete: 100%

Land Sqft^{*}: 8,760

Land Acres^{*}: 0.2011

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:

CANTERBURY TX PROPERTIES LLC

Primary Owner Address:

4636 LUNA CT
CYPRESS, CA 90720

Deed Date: 1/28/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213039553](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPRAGUE ROBERT A;SPRAGUE SUSAN C	4/21/1999	00138020000172	0013802	0000172
SPRAGUE ROBERT;SPRAGUE SUSAN	5/27/1998	00132470000492	0013247	0000492
EVERSOLE RUSSELL E	1/30/1992	00105240000762	0010524	0000762
SECRETARY OF HUD	9/12/1991	00104160001527	0010416	0001527
EASTOVER BANK FOR SAVINGS	9/3/1991	00103770000547	0010377	0000547
ROSE GLENDON W	3/23/1989	00095480000415	0009548	0000415
BECK DAVID W;BECK JAS A CERKS	7/23/1986	00086240000694	0008624	0000694
B & C PROPERTIES	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	\$307,908	\$30,000	\$337,908	\$337,908
2024	\$307,908	\$30,000	\$337,908	\$337,908
2023	\$299,160	\$30,000	\$329,160	\$329,160
2022	\$163,978	\$30,000	\$193,978	\$193,978
2021	\$148,452	\$30,000	\$178,452	\$178,452
2020	\$148,452	\$30,000	\$178,452	\$178,452

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

There are no exemptions for this property

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.