



Address: [400 S PERKINS ST](#)
City: FORT WORTH
Georeference: 44012-2-25
Subdivision: TURNER SUBDIVISION BEACON HILL
Neighborhood Code: M1F02E

Latitude: 32.7399162583
Longitude: -97.2695274589
TAD Map: 2066-388
MAPSCO: TAR-078G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TURNER SUBDIVISION
BEACON HILL Block 2 Lot 25

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)

Site Number: 03196526
Site Name: TURNER SUBDIVISION BEACON HILL-2-25
Site Class: B - Residential - Multifamily
Parcels: 1
Approximate Size⁺⁺⁺: 1,575
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
Pool: N

State Code: B

Year Built: 1985

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

FELIPE LOPEZ LIVING TRUST

Primary Owner Address:

5412 TURTLE RIVER CT
FORT WORTH, TX 76137

Deed Date: 8/28/2023

Deed Volume:

Deed Page:

Instrument: [D223154734](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LOPEZ FELIPE	9/18/2022	D223030985		
LOPEZ HERMINIA DIAZ EST	3/30/2006	D206108786	0000000	0000000
DAVIS CARL WESLEY	1/30/2004	D204039951	0000000	0000000
MCNARY JOHN W	7/6/1995	00125120002141	0012512	0002141
THOMPSON HAROLD DEAN	10/4/1985	00083300000532	0008330	0000532
FLETCHER DAVID A;FLETCHER P J	7/25/1985	00082620000894	0008262	0000894
LELIA R BLAIR ETAL	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	\$191,122	\$10,500	\$201,622	\$201,622
2024	\$191,122	\$10,500	\$201,622	\$201,622
2023	\$182,722	\$3,500	\$186,222	\$186,222
2022	\$147,366	\$3,500	\$150,866	\$150,866
2021	\$133,023	\$3,500	\$136,523	\$136,523
2020	\$119,794	\$1,400	\$121,194	\$121,194

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.