



**Address:** [456 MEADOWHILL DR](#)  
**City:** BENBROOK  
**Georeference:** 46258-28-7  
**Subdivision:** WESTPARK ADDITION-BENBROOK  
**Neighborhood Code:** 4A400H

**Latitude:** 32.6696107203  
**Longitude:** -97.4894548197  
**TAD Map:** 2000-364  
**MAPSCO:** TAR-086Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WESTPARK ADDITION-BENBROOK Block 28 Lot 7

**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:** 1980  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 03476766  
**Site Name:** WESTPARK ADDITION-BENBROOK-28-7  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,808  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,240  
**Land Acres<sup>\*</sup>:** 0.2121  
**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:**  
ARAGON CHRISTIAN  
**Primary Owner Address:**  
456 MEADOWHILL DR  
BENBROOK, TX 76126

**Deed Date:** 12/22/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223226838](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALBRIGHT JON S;ALBRIGHT KATHRYN B	3/10/1995	00119200001059	0011920	0001059
THOMAS BRIGHAM;THOMAS SAMUEL B	9/6/1984	00079420001499	0007942	0001499
RANDY JAY PODELL	12/31/1900	00000000000000	0000000	0000000



## VALUES

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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	\$247,297	\$55,000	\$302,297	\$302,297
2024	\$247,297	\$55,000	\$302,297	\$302,297
2023	\$244,562	\$55,000	\$299,562	\$271,807
2022	\$214,041	\$45,000	\$259,041	\$247,097
2021	\$189,547	\$45,000	\$234,547	\$224,634
2020	\$169,584	\$45,000	\$214,584	\$204,213

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

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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.