



Address: [4000 WILLOW BEND RD](#)
City: BENBROOK
Georeference: 46395-3-24
Subdivision: WESTVALE ADDITION
Neighborhood Code: 4W003M

Latitude: 32.7115401141
Longitude: -97.454202441
TAD Map: 2012-380
MAPSCO: TAR-073U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WESTVALE ADDITION Block 3
Lot 24

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: 1959

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03496597

Site Name: WESTVALE ADDITION-3-24

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,324

Percent Complete: 100%

Land Sqft^{*}: 12,510

Land Acres^{*}: 0.2871

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:

RALEY CURTIS A

Primary Owner Address:

4000 WILLOW BEND RD
FORT WORTH, TX 76116

Deed Date: 3/15/2017

Deed Volume:

Deed Page:

Instrument: [D217061099](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCIANDRA SASCHA	4/17/2007	D207145869	0000000	0000000
FAUDREE JOHN D;FAUDREE STACI	3/29/1999	00137380000015	0013738	0000015
BINGHAM VALERIE D	6/13/1994	00116170001721	0011617	0001721
FAWCETT D FAWCETT;FAWCETT RONALD	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	\$209,423	\$40,000	\$249,423	\$249,423
2024	\$209,423	\$40,000	\$249,423	\$249,423
2023	\$199,810	\$40,000	\$239,810	\$239,810
2022	\$172,241	\$40,000	\$212,241	\$212,241
2021	\$135,781	\$40,000	\$175,781	\$175,781
2020	\$120,177	\$40,000	\$160,177	\$160,177

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.