



**Address:** [612 BOCOWOOD CIR](#)  
**City:** EULESS  
**Georeference:** 23375-A-41  
**Subdivision:** LAKEWOOD ADDITION-EULESS  
**Neighborhood Code:** 3X100A

**Latitude:** 32.8613803894  
**Longitude:** -97.0923875704  
**TAD Map:** 2120-432  
**MAPSCO:** TAR-041Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LAKEWOOD ADDITION-EULESS Block A Lot 41

**Jurisdictions:**

CITY OF EULESS (025)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1973

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Site Number:** 04649613

**Site Name:** LAKEWOOD ADDITION-EULESS-A-41

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,602

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,269

**Land Acres<sup>\*</sup>:** 0.1898

**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:**

MENON KSHITIJ

REGMI ARYAA

**Primary Owner Address:**

2707 NAVARRO TRL

EULESS, TX 76039

**Deed Date:** 2/26/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221053354](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRAPEVINE HISTORIC HOMES LLC	2/22/2018	<a href="#">D218042881</a>		
JOHNSON CLYDENE;JOHNSON KENNETH L	12/5/2017	<a href="#">D217282932</a>		
ZENCZAK BRITTANY;ZENCZAK STEPHEN	2/12/2016	<a href="#">D216030490</a>		
JOHNSON CLYDENE;JOHNSON KENNETH	12/27/2002	00162620000262	0016262	0000262
FOSTER LOIS ELAINE	9/16/1994	00117340001115	0011734	0001115
VOWELL KENNY R JR;VOWELL PATTY A	10/24/1988	00094170001202	0009417	0001202
GREEN DONNIE;GREEN SHARA SHEPPARD	6/25/1985	00082240000884	0008224	0000884
BETTY EMMONS	6/1/1982	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 <sup>+</sup>
2025	\$153,435	\$70,000	\$223,435	\$223,435
2024	\$205,552	\$70,000	\$275,552	\$275,552
2023	\$215,257	\$35,000	\$250,257	\$250,257
2022	\$242,625	\$35,000	\$277,625	\$277,625
2021	\$212,957	\$35,000	\$247,957	\$247,957
2020	\$162,106	\$35,000	\$197,106	\$197,106

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.