



Address: [1650 HANDLEY EDERVILLE RD](#)
City: FORT WORTH
Georeference: A1521-1
Subdivision: TRIMBLE, WILLIAM C SURVEY
Neighborhood Code: Vacant Unplatted

Latitude: 32.7830369319
Longitude: -97.2169262423
TAD Map: 2084-404
MAPSCO: TAR-066J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRIMBLE, WILLIAM C SURVEY
Abstract 1521 Tract 1

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDEVILLE ISD (902)

State Code: C1C

Year Built: 0

Personal Property Account: N/A

Agent: RYAN LLC (00320)

Notice Sent Date: 4/15/2025

Notice Value: \$124,062

Protest Deadline Date: 5/31/2024

Site Number: 80447813

Site Name: RIVERBEND EAST COMMON AREA/LAKE

Site Class: LandVacantComm - Vacant Land -Commercial

Parcels: 1

Primary Building Name:

Primary Building Type:

Gross Building Area⁺⁺⁺: 0

Net Leasable Area⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 1,801,380

Land Acres^{*}: 41.3540

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:

MARINEMAX INC

Primary Owner Address:

2600 MCCORMICK DR SUITE 200
CLEARWATER, FL 33759

Deed Date: 10/29/2021

Deed Volume:

Deed Page:

Instrument: [D223195718](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MOSIER LAKE LLC	12/23/2014	D214281442		
RIVERBEND LAKE LTD	1/12/2006	D206015574	0000000	0000000
RIVERBEND EAST I LTD PRTNSHP	3/22/2004	D204088612	0000000	0000000
FT WORTH CITY OF	1/15/2002	00155510000434	0015551	0000434
NEWELL & NEWELL	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	\$0	\$124,062	\$124,062	\$124,062
2024	\$0	\$124,062	\$124,062	\$124,062
2023	\$0	\$124,062	\$124,062	\$124,062
2022	\$0	\$124,062	\$124,062	\$124,062
2021	\$0	\$124,062	\$124,062	\$124,062
2020	\$0	\$124,062	\$124,062	\$124,062

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.