



Address: [3104 SUNRISE CT](#)
City: BEDFORD
Georeference: 8496-1-6
Subdivision: COUNTRY MEADOWS ADDN-BEDFORD
Neighborhood Code: 3X020H

Latitude: 32.8552767761
Longitude: -97.1469307137
TAD Map: 2108-432
MAPSCO: TAR-054A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COUNTRY MEADOWS ADDN-BEDFORD Block 1 Lot 6

Jurisdictions:

CITY OF BEDFORD (002)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: TEXAS PROPERTY TAX REDUCTIONS PROGRAM (00224)

Notice Sent Date: 4/15/2025

Notice Value: \$468,781

Protest Deadline Date: 5/24/2024

Site Number: 05029422

Site Name: COUNTRY MEADOWS ADDN-BEDFORD-1-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,590

Percent Complete: 100%

Land Sqft^{*}: 7,886

Land Acres^{*}: 0.1810

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

TOMS KATHLEEN
TOMS MARK

Primary Owner Address:

3104 SUNRISE CT
BEDFORD, TX 76021-3463

Deed Date: 7/30/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212281099](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS KATHLEEN GEORGE	4/22/2002	00000000000000	0000000	0000000
GEORGE CARL E;GEORGE KATHLEEN	4/1/1993	00110110001099	0011011	0001099
GEORGE KATHLEEN	9/14/1992	00000000000000	0000000	0000000
GEORGE KATHLEEN TAIT	7/24/1992	00000000000000	0000000	0000000
WILLIAMS KATHLEEN;WILLIAMS LARRY	11/23/1988	00094480001718	0009448	0001718
JOHN PARISH	2/10/1988	00092050002333	0009205	0002333
JOHN PARISH BUILDING CO	7/11/1985	00082410000892	0008241	0000892
TOMAC INC	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	\$393,781	\$75,000	\$468,781	\$468,781
2024	\$393,781	\$75,000	\$468,781	\$454,132
2023	\$367,216	\$55,000	\$422,216	\$412,847
2022	\$383,778	\$55,000	\$438,778	\$375,315
2021	\$286,195	\$55,000	\$341,195	\$341,195
2020	\$269,192	\$55,000	\$324,192	\$324,192

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

- HOMESTEAD GENERAL 11.13(b)

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.