



**Address:** [1304 COUNTRY MEADOWS DR](#)  
**City:** BEDFORD  
**Georeference:** 8496-2-2  
**Subdivision:** COUNTRY MEADOWS ADDN-BEDFORD  
**Neighborhood Code:** 3X020H

**Latitude:** 32.8546773022  
**Longitude:** -97.14724357  
**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 2 Lot 2

**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:** 1985

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$374,343

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

**Site Number:** 05029767

**Site Name:** COUNTRY MEADOWS ADDN-BEDFORD-2-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,859

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,376

**Land Acres<sup>\*</sup>:** 0.1463

**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:**

BOWSER ANDREW K & IN C FAMILY TRUST

**Primary Owner Address:**

1304 COUNTRY MEADOWS DR  
BEDFORD, TX 76021-3457

**Deed Date:** 12/21/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216299053](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOWSER ANDREW KEITH	2/1/1994	00114480002120	0011448	0002120
BOWSER ANDREW;BOWSER PAULA	8/6/1986	00086380001097	0008638	0001097
J B SANDLIN BLDG CORP	7/11/1985	00082410000898	0008241	0000898
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 <sup>+</sup>
2025	\$299,343	\$75,000	\$374,343	\$374,343
2024	\$299,343	\$75,000	\$374,343	\$365,993
2023	\$318,162	\$55,000	\$373,162	\$332,721
2022	\$299,535	\$55,000	\$354,535	\$302,474
2021	\$219,976	\$55,000	\$274,976	\$274,976
2020	\$206,169	\$55,000	\$261,169	\$261,169

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.