



Address: [1316 SUNSET LN](#)
City: BEDFORD
Georeference: 8496-3-5
Subdivision: COUNTRY MEADOWS ADDN-BEDFORD
Neighborhood Code: 3X020H

Latitude: 32.854032904
Longitude: -97.1465785567
TAD Map: 2108-432
MAPSCO: TAR-054A



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

PROPERTY DATA

Legal Description: COUNTRY MEADOWS ADDN-BEDFORD Block 3 Lot 5

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: 1988

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$366,855

Protest Deadline Date: 5/24/2024

Site Number: 05029953

Site Name: COUNTRY MEADOWS ADDN-BEDFORD-3-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,866

Percent Complete: 100%

Land Sqft^{*}: 6,427

Land Acres^{*}: 0.1475

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

HERNANDEZ ALFONSO HUMBERTO
HERNANDEZ HANNAH

Primary Owner Address:

1316 SUNSET LN
BEDFORD, TX 76021

Deed Date: 6/21/2024

Deed Volume:

Deed Page:

Instrument: [D224109247](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HERNANDEZ ALFONSO HUMBERTO;HERNANDEZ HANNAH	1/23/2018	D218017179		
SALIBA HANNAH	9/12/2007	D207329778	0000000	0000000
VAN HORN CRAIG;VAN HORN MEREDITH	1/7/2004	D204048607	0000000	0000000
MILLER CHRIS G	2/20/1998	00131020000476	0013102	0000476
WELLS BARRY H	1/20/1995	00118630001187	0011863	0001187
MURPHY KEVIN PATRICK	8/20/1990	00100250000433	0010025	0000433
BROWN KATHY	11/14/1988	00094360001321	0009436	0001321
T L S HOMES INC	7/12/1985	00082420001335	0008242	0001335
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	\$291,855	\$75,000	\$366,855	\$366,855
2024	\$291,855	\$75,000	\$366,855	\$360,968
2023	\$345,421	\$55,000	\$400,421	\$328,153
2022	\$320,678	\$55,000	\$375,678	\$298,321
2021	\$216,201	\$55,000	\$271,201	\$271,201
2020	\$216,201	\$55,000	\$271,201	\$271,201

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

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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.