



Address: [1041 COTTONWOOD TR](#)
City: BENBROOK
Georeference: 42170-27-5B
Subdivision: TIMBER CREEK ADDITION
Neighborhood Code: A4R010M1

Latitude: 32.6744688923
Longitude: -97.450572629
TAD Map: 2012-364
MAPSCO: TAR-087Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TIMBER CREEK ADDITION
Block 27 Lot 5B

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1984

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 05129842

Site Name: TIMBER CREEK ADDITION-27-5B

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,404

Percent Complete: 100%

Land Sqft^{*}: 16,121

Land Acres^{*}: 0.3700

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:

MENDEZ MIKAEL

Primary Owner Address:

102 S REMUDA CT
FORT WORTH, TX 76108

Deed Date: 12/2/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211121428](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MENDEZ MIKAEL ETAL	12/1/2010	D210299270	0000000	0000000
U S BANK NATIONAL ASSN	6/1/2010	D210136152	0000000	0000000
MINX JAMES	8/31/2006	D206276592	0000000	0000000
BUTLER ALVIN L;BUTLER LOUELLEN	8/5/2005	D205232644	0000000	0000000
BANGERT JACQUELINE K	5/22/1991	00102750001775	0010275	0001775
MUTUAL BUILDING & LOAN ASSOC	10/3/1989	00097200001996	0009720	0001996
YOUNGBLOOD R FORMBY;YOUNGBLOOD W L JR	12/23/1986	00088140001109	0008814	0001109
YOUNGBLOOD BLDRS 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	\$202,796	\$12,750	\$215,546	\$215,546
2024	\$202,796	\$12,750	\$215,546	\$215,546
2023	\$210,628	\$12,750	\$223,378	\$223,378
2022	\$161,212	\$12,750	\$173,962	\$173,962
2021	\$121,510	\$12,750	\$134,260	\$134,260
2020	\$119,122	\$12,750	\$131,872	\$111,425

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.