



**Address:** [12734 TRIPLE H DR](#)  
**City:** TARRANT COUNTY  
**Georeference:** 43808--18  
**Subdivision:** TRIPLE H ESTATES ADDITION  
**Neighborhood Code:** 1A010Y

**Latitude:** 32.5619425433  
**Longitude:** -97.2521952575  
**TAD Map:** 2072-324  
**MAPSCO:** TAR-121S



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRIPLE H ESTATES ADDITION  
Lot 18 1996 CREST RIDGE 16 X 56 LB#  
NTA0566591 CREST RIDGE

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1996

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$82,303

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

**Site Number:** 05131073

**Site Name:** TRIPLE H ESTATES ADDITION-18

**Site Class:** A2 - Residential - Mobile Home

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 896

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 34,766

**Land Acres<sup>\*</sup>:** 0.7981

**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:**

BAIRD GARY LYNN

**Primary Owner Address:**

12734 TRIPLE H DR  
BURLESON, TX 76028

**Deed Date:** 12/31/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220347198](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALBARAHMEH MOATH	8/16/2018	<a href="#">D218187763</a>		
HAROS ARENDIA SUAREZ; HAROS JUAN	9/27/2007	<a href="#">D207353906</a>	0000000	0000000
LYNCH DAVID E	8/18/2003	<a href="#">D204016027</a>	0000000	0000000
LYNCH DAVID	8/18/2003	<a href="#">D203496415</a>	0000000	0000000
HUDSON & HECK INC	7/12/1989	00097300000042	0009730	0000042
HUDSON C M	4/14/1987	00089150002369	0008915	0002369
ASHLEY DIANA; ASHLEY JOHN	11/13/1985	00083700000013	0008370	0000013
WELSH LARRY A; WELSH LINDA M	8/22/1984	00079280000614	0007928	0000614
HUDSON C N	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	\$6,483	\$75,820	\$82,303	\$73,582
2024	\$6,483	\$75,820	\$82,303	\$66,893
2023	\$6,941	\$75,820	\$82,761	\$60,812
2022	\$7,398	\$47,886	\$55,284	\$55,284
2021	\$7,855	\$47,886	\$55,741	\$55,741
2020	\$8,313	\$47,886	\$56,199	\$56,199

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.