



Address: [416 SUNNYBROOK CT](#)
City: BEDFORD
Georeference: 25260-61R-9B
Subdivision: MAYFAIR ADDITION-HURST
Neighborhood Code: A3M020H

Latitude: 32.8509392004
Longitude: -97.1646854311
TAD Map: 2102-428
MAPSCO: TAR-053C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MAYFAIR ADDITION-HURST
Block 61R Lot 9B

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: 1984

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$297,355

Protest Deadline Date: 5/24/2024

Site Number: 05161975

Site Name: MAYFAIR ADDITION-HURST-61R-9B

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,439

Percent Complete: 100%

Land Sqft^{*}: 4,600

Land Acres^{*}: 0.1056

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:

GREEN ROSEMARY

Primary Owner Address:

416 SUNNYBROOK CT
BEDFORD, TX 76021-4156

Deed Date: 5/25/2016

Deed Volume:

Deed Page:

Instrument: [D216222802](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FLOYD ROBERT N;FLOYD WILLIAM C;GREEN ROSEMARY	7/2/2015	D215151177		
GREEN ROSEMARY	9/25/2006	D206303734	0000000	0000000
DELUCA PAUL G	4/14/1998	00131830000142	0013183	0000142
MERKEL BARBARA;MERKEL JOSEPH E	6/7/1984	00078510001111	0007851	0001111
CLASSIC CONCEPTS 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	\$235,000	\$25,000	\$260,000	\$255,911
2024	\$272,355	\$25,000	\$297,355	\$232,646
2023	\$274,606	\$25,000	\$299,606	\$211,496
2022	\$210,292	\$25,000	\$235,292	\$192,269
2021	\$149,790	\$25,000	\$174,790	\$174,790
2020	\$149,790	\$25,000	\$174,790	\$167,493

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.