



Address: [2601 CHESTNUT CT](#)
City: BEDFORD
Georeference: 30874H-7-4A
Subdivision: OAKMONT ADDITION, THE
Neighborhood Code: A3M020G

Latitude: 32.8285963975
Longitude: -97.1265254475
TAD Map: 2114-420
MAPSCO: TAR-054Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAKMONT ADDITION, THE
Block 7 Lot 4A

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: 1986

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$275,643

Protest Deadline Date: 5/24/2024

Site Number: 05216230

Site Name: OAKMONT ADDITION, THE-7-4A

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,038

Percent Complete: 100%

Land Sqft^{*}: 4,208

Land Acres^{*}: 0.0966

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:

KHAN ABDUL R
RASHID NIGHAT

Primary Owner Address:

2601 CHESTNUT CT
BEDFORD, TX 76022

Deed Date: 1/5/2016

Deed Volume:

Deed Page:

Instrument: [D216003041](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIS MICHELLE	7/13/2009	D209190759	0000000	0000000
BOOS JENNIFER L	7/20/2001	00150280000593	0015028	0000593
WRIGHT SHERRY;WRIGHT WILLIAM L	7/28/1998	00133520000045	0013352	0000045
HOLTON DON R III	9/16/1994	00117320000203	0011732	0000203
RODGERS DONNA K	8/11/1986	00086460000340	0008646	0000340
GENERAL HOMES CORP	8/10/1986	00086520001030	0008652	0001030
ALBRITTON DEVELOPMENT CO	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	\$250,643	\$25,000	\$275,643	\$244,501
2024	\$250,643	\$25,000	\$275,643	\$222,274
2023	\$235,324	\$25,000	\$260,324	\$202,067
2022	\$213,180	\$25,000	\$238,180	\$183,697
2021	\$183,278	\$25,000	\$208,278	\$166,997
2020	\$146,867	\$25,000	\$171,867	\$151,815

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.