

Tarrant Appraisal District Property Information | PDF Account Number: 05798027

Address: 1204 BRAZOS DR

City: BENBROOK Georeference: 43775-4-32 Subdivision: TRINITY ESTATES ADDITION Neighborhood Code: 4A300C

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

PROPERTY DATA

Legal Description: TRINITY ESTATES ADDITION Block 4 Lot 32 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: 1988 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$337,019 Protest Deadline Date: 5/24/2024 Latitude: 32.6670367226 Longitude: -97.4493887583 TAD Map: 2012-360 MAPSCO: TAR-087V



Site Number: 05798027 Site Name: TRINITY ESTATES ADDITION-4-32 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,955 Percent Complete: 100% Land Sqft^{*}: 12,197 Land Acres^{*}: 0.2800 Pool: N

+++ Rounded.

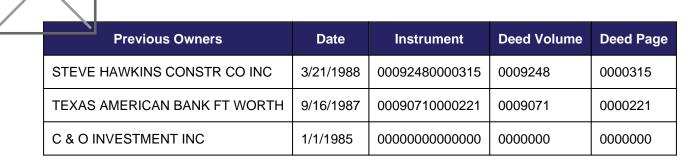
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner: WALTERS MICHAEL J WALTERS VIVIAN

Primary Owner Address: 1204 BRAZOS DR FORT WORTH, TX 76126-4249 Deed Date: 7/7/1988 Deed Volume: 0009326 Deed Page: 0000792 Instrument: 00093260000792

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VALUES

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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	\$277,019	\$60,000	\$337,019	\$337,019
2024	\$277,019	\$60,000	\$337,019	\$319,440
2023	\$278,338	\$60,000	\$338,338	\$290,400
2022	\$228,973	\$60,000	\$288,973	\$264,000
2021	\$180,000	\$60,000	\$240,000	\$240,000
2020	\$171,002	\$60,000	\$231,002	\$231,002

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.