



Address: [1216 BRAZOS DR](#)
City: BENBROOK
Georeference: 43775-4-35
Subdivision: TRINITY ESTATES ADDITION
Neighborhood Code: 4A300C

Latitude: 32.6670738305
Longitude: -97.4486127973
TAD Map: 2012-360
MAPSCO: TAR-087V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRINITY ESTATES ADDITION
Block 4 Lot 35

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: 1991

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05798051

Site Name: TRINITY ESTATES ADDITION-4-35

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,511

Percent Complete: 100%

Land Sqft^{*}: 7,046

Land Acres^{*}: 0.1617

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:

HEDRICK MARTHA

Primary Owner Address:

1216 BRAZOS DR
BENBROOK, TX 76126

Deed Date: 9/5/2019

Deed Volume:

Deed Page:

Instrument: 142-19-141007

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HEDRICK MARTHA;HEDRICK ROBERT W	6/3/2014	D214124846	0000000	0000000
WHEELER SHIRLEY A	4/2/2004	D204103881	0000000	0000000
STOVER LINDY	9/17/1991	00103950000944	0010395	0000944
WILLIAM HORN & ASSOC INC	7/2/1991	00103250002209	0010325	0002209
TEXAS AMERICAN BANK FT WORTH	9/16/1987	00090710000221	0009071	0000221
C & O INVESTMENT INC	1/1/1985	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	\$228,380	\$60,000	\$288,380	\$288,380
2024	\$228,380	\$60,000	\$288,380	\$288,380
2023	\$229,415	\$60,000	\$289,415	\$275,002
2022	\$181,648	\$60,000	\$241,648	\$241,648
2021	\$160,255	\$60,000	\$220,255	\$220,255
2020	\$136,362	\$60,000	\$196,362	\$196,362

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.