



Address: [5863 PECAN CHASE](#)
City: BENBROOK
Georeference: 45266C-10R-16
Subdivision: WATERWOOD PLACE
Neighborhood Code: A4R010U

Latitude: 32.694109941
Longitude: -97.4242121869
TAD Map: 2018-372
MAPSCO: TAR-088B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATERWOOD PLACE Block
10R Lot 16 .0526 % CE

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: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05809908

Site Name: WATERWOOD PLACE-10R-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,378

Percent Complete: 100%

Land Sqft^{*}: 2,960

Land Acres^{*}: 0.0679

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:

LAWRENCE ANTHONY MICHAEL

Primary Owner Address:

5863 PECAN CHASE
BENBROOK, TX 76132

Deed Date: 4/4/2025

Deed Volume:

Deed Page:

Instrument: [D225058648](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DUNHAM CAROL	11/6/2019	D219256850		
WHITSON GLORIA	2/26/2015	D215042697		
SWINT WILMA J	9/17/2009	D209255424	0000000	0000000
SOLBERG JEFFREY S	2/26/2005	D205055925	0000000	0000000
CENDANT MOBILITY FIN CORP	2/25/2005	D205055924	0000000	0000000
SCHLOSSER FRED F	10/31/2003	D203411318	0000000	0000000
WORDEN SHANNON MICHELLE	12/14/2000	00146570000436	0014657	0000436
WORDEN NORMA C	3/19/1999	00137200000043	0013720	0000043
WATERWOOD PLACE LTD PTNRSHIP	7/27/1998	00133390000325	0013339	0000325
EXPRESS MORTGAGE CORP	2/25/1994	00114810000307	0011481	0000307
MERIDIAN SAVINGS ASSN	8/21/1986	00086650000923	0008665	0000923
WATERWOOD PLACE JV	1/1/1901	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	\$197,865	\$60,000	\$257,865	\$257,865
2024	\$197,865	\$60,000	\$257,865	\$257,865
2023	\$226,044	\$30,000	\$256,044	\$256,044
2022	\$223,099	\$30,000	\$253,099	\$253,099
2021	\$180,430	\$30,000	\$210,430	\$210,430
2020	\$181,303	\$30,000	\$211,303	\$211,303

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

There are no exemptions for this property

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.