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Address: [10150 TRAIL RIDGE DR](#)
City: BENBROOK
Georeference: 42437H-2-26
Subdivision: TRAIL RIDGE SUBDIVISION
Neighborhood Code: 4A400B

Latitude: 32.6704469596
Longitude: -97.4962582032
TAD Map: 2000-364
MAPSCO: TAR-086P



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

PROPERTY DATA

Legal Description: TRAIL RIDGE SUBDIVISION
Block 2 Lot 26

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

Notice Sent Date: 4/15/2025

Notice Value: \$397,281

Protest Deadline Date: 5/24/2024

Site Number: 06034047

Site Name: TRAIL RIDGE SUBDIVISION-2-26

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,475

Percent Complete: 100%

Land Sqft^{*}: 10,933

Land Acres^{*}: 0.2509

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:

CARMICHAEL JAMES T

Primary Owner Address:

10150 TRAIL RIDGE DR
BENBROOK, TX 76126-9516

Deed Date: 6/28/2002

Deed Volume: 0015792

Deed Page: 0000327

Instrument: 00157920000327

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOMINEY CAROL J;DOMINEY PETER J	4/15/1998	00131800000409	0013180	0000409
STEVE HAWKINS CUST HOMES INC	11/21/1997	00130210000337	0013021	0000337
TRAIL RIDGE ASSOCIATES LTD	3/31/1993	00110060001161	0011006	0001161
RTC METROPOLITAN FINANCIAL	5/7/1991	00102490000098	0010249	0000098
MAENNER/COMMERCIAL PRTNSHP	1/1/1986	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	\$317,281	\$80,000	\$397,281	\$397,281
2024	\$317,281	\$80,000	\$397,281	\$379,709
2023	\$293,877	\$60,000	\$353,877	\$345,190
2022	\$282,771	\$60,000	\$342,771	\$313,809
2021	\$229,147	\$60,000	\$289,147	\$285,281
2020	\$199,346	\$60,000	\$259,346	\$259,346

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.