



Address: [601 BUDDY L DR](#)
City: FORT WORTH
Georeference: 7087-13-1
Subdivision: CHAPEL CREEK RANCH ADDITION
Neighborhood Code: 2W300A

Latitude: 32.7546681197
Longitude: -97.5175116077
TAD Map: 1994-392
MAPSCO: TAR-057Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHAPEL CREEK RANCH
ADDITION Block 13 Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
WHITE SETTLEMENT ISD (920)

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06187250

Site Name: CHAPEL CREEK RANCH ADDITION-13-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,115

Percent Complete: 100%

Land Sqft^{*}: 8,050

Land Acres^{*}: 0.1848

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:

BEAR BRIAN L
BEAR MICHELLE

Primary Owner Address:

601 BUDDY L DR
FORT WORTH, TX 76108-4551

Deed Date: 9/26/1997

Deed Volume: 0012926

Deed Page: 0000135

Instrument: 00129260000135

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NILES CYNTHIA KELLER;NILES ROBBY	5/19/1989	00096070001037	0009607	0001037
ZLB ENTERPRISES INC	3/9/1989	00095380001480	0009538	0001480
CHAPEL CREEK RANCH JV	1/1/1987	000000000000000	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	\$133,000	\$50,000	\$183,000	\$183,000
2024	\$133,000	\$50,000	\$183,000	\$183,000
2023	\$172,000	\$50,000	\$222,000	\$174,900
2022	\$129,000	\$30,000	\$159,000	\$159,000
2021	\$121,939	\$30,000	\$151,939	\$147,926
2020	\$122,884	\$30,000	\$152,884	\$134,478

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.