



Address: [5812 FOREST BEND PL](#)
City: FORT WORTH
Georeference: 34492H-12-4
Subdivision: RIVER BEND ESTATES
Neighborhood Code: 1H010B

Latitude: 32.7758564367
Longitude: -97.2353355628
TAD Map: 2078-400
MAPSCO: TAR-065Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVER BEND ESTATES Block
12 Lot 4

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$455,125

Protest Deadline Date: 5/24/2024

Site Number: 06381782

Site Name: RIVER BEND ESTATES-12-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,409

Percent Complete: 100%

Land Sqft^{*}: 12,554

Land Acres^{*}: 0.2882

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:

HOWARD SIMEON

Primary Owner Address:

5812 FOREST BEND PL
FORT WORTH, TX 76112

Deed Date: 3/9/2021

Deed Volume:

Deed Page:

Instrument: [D221064344](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SNELSON JAMES E	8/17/2005	D205249105	0000000	0000000
CENDANT MOBILITY FIN CORP	8/9/2005	D205249104	0000000	0000000
MARINO VINCENT	2/13/2003	00164260000030	0016426	0000030
GOODMAN CAROLYN	11/8/2000	00146230000329	0014623	0000329
DIAL-A-CHECK OF FT WORTH INC	1/2/1996	00122230001542	0012223	0001542
TERRY SISK CONST CO INC	7/31/1995	00120520000453	0012052	0000453
FORT WORTH-RIVERBEND EST LC	2/9/1994	00114530001068	0011453	0001068
KIMBALL MYRON E JR	5/5/1993	00112280001463	0011228	0001463
RIVERBEND	1/1/1989	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	\$333,343	\$121,782	\$455,125	\$455,125
2024	\$333,343	\$121,782	\$455,125	\$414,359
2023	\$392,378	\$121,782	\$514,160	\$376,690
2022	\$289,007	\$53,438	\$342,445	\$342,445
2021	\$307,285	\$53,438	\$360,723	\$360,723
2020	\$262,562	\$53,438	\$316,000	\$316,000

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.