



Address: [2721 PARK AVE](#)
City: BEDFORD
Georeference: 34497-4-6
Subdivision: RIVER FOREST ADDITION
Neighborhood Code: 3X040E

Latitude: 32.849320958
Longitude: -97.1195177741
TAD Map: 2114-428
MAPSCO: TAR-054D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVER FOREST ADDITION
Block 4 Lot 6

Jurisdictions:

CITY OF BEDFORD (002)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1993

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$432,592

Protest Deadline Date: 5/24/2024

Site Number: 06566316

Site Name: RIVER FOREST ADDITION-4-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,070

Percent Complete: 100%

Land Sqft^{*}: 7,166

Land Acres^{*}: 0.1645

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:

MANASIA MEHDI HUSSEIN

Primary Owner Address:

2721 PARK AVE
BEDFORD, TX 76021

Deed Date: 7/29/2019

Deed Volume:

Deed Page:

Instrument: [D220011741](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANASIA MEHDI H;MANASIA SALIMA	10/19/1993	00112930000270	0011293	0000270
CENTURION AMER CUS HOMES INC	7/28/1993	00111750000586	0011175	0000586
M T PROPERTIES INC	1/1/1992	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	\$332,592	\$100,000	\$432,592	\$432,592
2024	\$332,592	\$100,000	\$432,592	\$431,022
2023	\$348,254	\$70,000	\$418,254	\$391,838
2022	\$286,216	\$70,000	\$356,216	\$356,216
2021	\$255,126	\$70,000	\$325,126	\$325,126
2020	\$235,129	\$70,000	\$305,129	\$305,129

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.