



Address: [204 BRANCH BEND](#)
City: EULESS
Georeference: 1899-A-21
Subdivision: BEAR CREEK BEND ADDITION
Neighborhood Code: 3X110A

Latitude: 32.8493814209
Longitude: -97.0802525715
TAD Map: 2126-428
MAPSCO: TAR-055D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEAR CREEK BEND ADDITION
Block A Lot 21

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1994

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$333,943

Protest Deadline Date: 5/24/2024

Site Number: 06608841

Site Name: BEAR CREEK BEND ADDITION-A-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,487

Percent Complete: 100%

Land Sqft^{*}: 5,285

Land Acres^{*}: 0.1213

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:

BELYEU JOHN L M

Primary Owner Address:

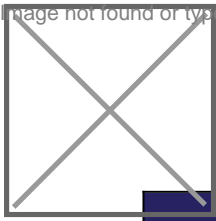
204 BRANCH BND
EULESS, TX 76039-3447

Deed Date: 7/16/1999

Deed Volume: 0013918

Deed Page: 0000233

Instrument: 00139180000233



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HARVEY ELEANOR	9/15/1997	00129130000442	0012913	0000442
PATAKY EVELYN	3/31/1994	00115240001847	0011524	0001847
PULTE HOME CORP OF TEXAS	1/1/1993	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	\$253,943	\$80,000	\$333,943	\$322,611
2024	\$253,943	\$80,000	\$333,943	\$293,283
2023	\$285,003	\$50,000	\$335,003	\$266,621
2022	\$229,909	\$50,000	\$279,909	\$242,383
2021	\$170,348	\$50,000	\$220,348	\$220,348
2020	\$181,154	\$50,000	\$231,154	\$231,154

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)
- DISABLED VET 70 to 99 PCT 11.22

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.