



**Address:** [2320 OVERBROOK LN](#)  
**City:** BEDFORD  
**Georeference:** 36825-3-15  
**Subdivision:** RUSTIC HOLLOW ADDITION  
**Neighborhood Code:** 3X100R

**Latitude:** 32.8460414045  
**Longitude:** -97.1114417646  
**TAD Map:** 2114-428  
**MAPSCO:** TAR-055E



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RUSTIC HOLLOW ADDITION  
Block 3 Lot 15

**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:** 1995  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 06702422  
**Site Name:** RUSTIC HOLLOW ADDITION-3-15  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,109  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,097  
**Land Acres<sup>\*</sup>:** 0.1629  
**Pool:** N

<sup>+++</sup> Rounded.  
<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
SHALWANI ABID S  
SHALWANI AZMINA A  
**Primary Owner Address:**  
2320 OVERBROOK LN  
BEDFORD, TX 76021-7302

**Deed Date:** 8/26/1996  
**Deed Volume:** 0012490  
**Deed Page:** 0001393  
**Instrument:** 00124900001393

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RYLAND GROUP INC THE	3/6/1995	00119060001422	0011906	0001422
CHARTER BEDFORD PROPERTIES	1/1/1994	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 <sup>+</sup>
2025	\$325,000	\$75,000	\$400,000	\$400,000
2024	\$325,000	\$75,000	\$400,000	\$400,000
2023	\$355,000	\$55,000	\$410,000	\$395,670
2022	\$342,548	\$55,000	\$397,548	\$359,700
2021	\$272,828	\$54,172	\$327,000	\$327,000
2020	\$272,828	\$54,172	\$327,000	\$327,000

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.