



**Address:** [3444 CUMMINGS DR](#)  
**City:** BEDFORD  
**Georeference:** 30588H--12  
**Subdivision:** OAK HILLS ESTATES  
**Neighborhood Code:** 3X030R

**Latitude:** 32.8596024718  
**Longitude:** -97.1116016283  
**TAD Map:** 2114-432  
**MAPSCO:** TAR-041W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** OAK HILLS ESTATES Lot 12

**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:** 1996

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$391,952

**Protest Deadline Date:** 5/24/2024

**Site Number:** 06717748

**Site Name:** OAK HILLS ESTATES-12

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,124

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 15,698

**Land Acres<sup>\*</sup>:** 0.3603

**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:**

LEDERER VILMA

LEDERER JOE

**Primary Owner Address:**

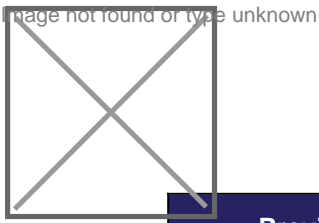
3444 CUMMINGS DR  
BEDFORD, TX 76021-2970

**Deed Date:** 9/28/2003

**Deed Volume:** 0017280

**Deed Page:** 0000095

**Instrument:** [D203376045](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WORLD SAVINGS BANK FSB	6/3/2003	00167950000211	0016795	0000211
MARCHEND NISIA	3/8/1999	00137020000345	0013702	0000345
SUMEER HOMES INC	1/1/1994	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 <sup>+</sup>
2025	\$331,952	\$60,000	\$391,952	\$391,952
2024	\$331,952	\$60,000	\$391,952	\$359,626
2023	\$314,959	\$60,000	\$374,959	\$326,933
2022	\$283,373	\$60,000	\$343,373	\$297,212
2021	\$247,116	\$60,000	\$307,116	\$270,193
2020	\$236,417	\$60,000	\$296,417	\$245,630

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.