



Address: [1306 COZBY ST W](#)
City: BENBROOK
Georeference: 2350-8-1B1
Subdivision: BENBROOK LAKESIDE ADDITION
Neighborhood Code: 4A300F

Latitude: 32.6643986187
Longitude: -97.4666684208
TAD Map: 2006-360
MAPSCO: TAR-087T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BENBROOK LAKESIDE
ADDITION Block 8 Lot 1B1

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1998

Personal Property Account: N/A

Agent: PEYCO SOUTHWEST REALTY INC (00506) **Pool:** N

Protest Deadline Date: 5/24/2024

Site Number: 06996698

Site Name: BENBROOK LAKESIDE ADDITION-8-1B1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,522

Percent Complete: 100%

Land Sqft^{*}: 18,000

Land Acres^{*}: 0.4132

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

MORRISSEY DAVID J

MORRISSEY JEANIE

Primary Owner Address:

1306 COZBY ST W
BENBROOK, TX 76126-3408

Deed Date: 3/3/1998

Deed Volume: 0013114

Deed Page: 0000333

Instrument: 00131140000333

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KIMBROUGH DOROTHY S;KIMBROUGH JAMES W	3/24/1997	00127190000291	0012719	0000291
MARSDEN L REBECCA;MARSDEN NORMAN	1/1/1997	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	\$283,840	\$58,160	\$342,000	\$342,000
2024	\$318,840	\$58,160	\$377,000	\$377,000
2023	\$352,000	\$40,000	\$392,000	\$381,150
2022	\$312,000	\$40,000	\$352,000	\$346,500
2021	\$275,000	\$40,000	\$315,000	\$315,000
2020	\$265,921	\$40,000	\$305,921	\$305,921

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.