



Address: [12813 HONEY LOCUST CIR](#)
City: FORT WORTH
Georeference: 40456H-C-28
Subdivision: STONE WOOD ADDITION
Neighborhood Code: 3T030D

Latitude: 32.822164472
Longitude: -97.0863524614
TAD Map: 2126-420
MAPSCO: TAR-055R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: STONE WOOD ADDITION Block
C Lot 28

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1999

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$380,000

Protest Deadline Date: 5/24/2024

Site Number: 07107374

Site Name: STONE WOOD ADDITION-C-28

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,142

Percent Complete: 100%

Land Sqft^{*}: 5,275

Land Acres^{*}: 0.1210

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:

AYOUB SAMIH

HARDAN NESREIN

Primary Owner Address:

12813 HONEY LOCUST CIR
EULESS, TX 76040-7143

Deed Date: 4/14/2017

Deed Volume:

Deed Page:

Instrument: [D217083340](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HODGE JACLYN	11/11/2009	D209302576	0000000	0000000
REDDEN CRAIG M	10/13/2006	D206323597	0000000	0000000
CHAPLIN DAVID R;CHAPLIN NATALIE	10/29/1999	00140810000298	0014081	0000298
CENTEX REAL ESTATE CORP	1/1/1997	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 ⁺
2025	\$270,000	\$80,000	\$350,000	\$350,000
2024	\$300,000	\$80,000	\$380,000	\$350,053
2023	\$295,000	\$50,000	\$345,000	\$318,230
2022	\$268,000	\$50,000	\$318,000	\$289,300
2021	\$213,000	\$50,000	\$263,000	\$263,000
2020	\$205,000	\$50,000	\$255,000	\$255,000

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.