



**Address:** [3517 S BAY BREEZE LN](#)  
**City:** TARRANT COUNTY  
**Georeference:** 17084G-4-28  
**Subdivision:** HARBOUR VIEW ESTATES ADDITION  
**Neighborhood Code:** 2N400E

**Latitude:** 32.9024887337  
**Longitude:** -97.4384310056  
**TAD Map:** 2018-448  
**MAPSCO:** TAR-032A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HARBOUR VIEW ESTATES  
ADDITION Block 4 Lot 28

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$600,603

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

**Site Number:** 07760388

**Site Name:** HARBOUR VIEW ESTATES ADDITION-4-28

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,569

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 43,124

**Land Acres<sup>\*</sup>:** 0.9899

**Pool:** Y

<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:**

FIELDING CHARLES  
FIELDING VANESSA

**Primary Owner Address:**

3517 S BAY BREEZE LN  
FORT WORTH, TX 76179-3841

**Deed Date:** 5/2/2003

**Deed Volume:** 0016689

**Deed Page:** 0000153

**Instrument:** 00166890000153

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MONTCLAIRE CUSTOM HOMES INC	5/1/2003	00166890000152	0016689	0000152
HARBOUR MONTICELLO EST LTD	1/1/2001	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	\$447,706	\$118,800	\$566,506	\$566,506
2024	\$481,803	\$118,800	\$600,603	\$566,506
2023	\$439,900	\$89,100	\$529,000	\$515,005
2022	\$400,180	\$89,100	\$489,280	\$468,186
2021	\$360,508	\$89,100	\$449,608	\$425,624
2020	\$297,831	\$89,100	\$386,931	\$386,931

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.