



**Address:** [3958 HARBOR CT](#)  
**City:** FORT WORTH  
**Georeference:** 28046-B-8  
**Subdivision:** NEWPORT VILLAGE AT TRINITY  
**Neighborhood Code:** A3H010N

**Latitude:** 32.8203456745  
**Longitude:** -97.0879479934  
**TAD Map:** 2126-416  
**MAPSCO:** TAR-055U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** NEWPORT VILLAGE AT TRINITY Block B Lot 8

**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:** 2003

**Personal Property Account:** N/A

**Agent:** PROPERTY TAX PROTEST (00795)

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

**Site Number:** 07791143

**Site Name:** NEWPORT VILLAGE AT TRINITY-B-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,458

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 2,178

**Land Acres<sup>\*</sup>:** 0.0500

**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:**

BEARDSLEY NICHOLAS JAMES

**Primary Owner Address:**

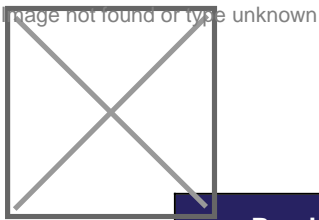
6900 BOSS RANCH RD  
ODESSA, TX 79765

**Deed Date:** 3/23/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218063619](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NORTON NIKI	3/26/2007	<a href="#">D207112766</a>	0000000	0000000
HERNANDEZ CYNTHIA	9/12/2003	<a href="#">D203348908</a>	0017209	0000108
NEWPORT HOLDINGS INC	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	\$204,000	\$50,000	\$254,000	\$254,000
2024	\$217,638	\$50,000	\$267,638	\$267,638
2023	\$234,574	\$20,000	\$254,574	\$254,574
2022	\$195,000	\$20,000	\$215,000	\$215,000
2021	\$168,880	\$20,000	\$188,880	\$188,880
2020	\$169,677	\$20,000	\$189,677	\$189,677

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

There are no exemptions for this property

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.