



Address: [3321 BEAR CREEK DR](#)
City: HURST
Georeference: 24603-6-20
Subdivision: MADISON PLACE ADDITION
Neighborhood Code: 3M020C

Latitude: 32.8828493439
Longitude: -97.1761965513
TAD Map: 2096-440
MAPSCO: TAR-039K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MADISON PLACE ADDITION
Block 6 Lot 20

Jurisdictions:

CITY OF HURST (028)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: GILL DENSON & COMPANY LLC (12107)

Notice Sent Date: 4/15/2025

Notice Value: \$525,000

Protest Deadline Date: 5/24/2024

Site Number: 07794924

Site Name: MADISON PLACE ADDITION-6-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,677

Percent Complete: 100%

Land Sqft^{*}: 7,840

Land Acres^{*}: 0.1799

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:

REAGAN BERKLEY
REAGAN JULIE

Primary Owner Address:

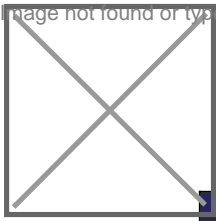
3321 BEAR CREEK DR
HURST, TX 76054-6025

Deed Date: 10/30/2003

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D203416603](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DEGUIRE HOMES LTD	6/10/2003	00168210000030	0016821	0000030
SUNNYVALE JV	1/1/2001	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	\$408,500	\$76,500	\$485,000	\$485,000
2024	\$448,500	\$76,500	\$525,000	\$468,345
2023	\$472,673	\$76,500	\$549,173	\$425,768
2022	\$310,562	\$76,500	\$387,062	\$387,062
2021	\$322,359	\$70,000	\$392,359	\$378,135
2020	\$273,759	\$70,000	\$343,759	\$343,759

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.