



Address: [2656 BRITANY CIR](#)
City: BEDFORD
Georeference: 3602G-1-9
Subdivision: BRITANY CHASE ADDITION
Neighborhood Code: 3B040J

Latitude: 32.8232172872
Longitude: -97.1250971566
TAD Map: 2114-420
MAPSCO: TAR-054Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BRITANY CHASE ADDITION
Block 1 Lot 9

Jurisdictions:

CITY OF BEDFORD (002)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07820712

Site Name: BRITANY CHASE ADDITION-1-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,757

Percent Complete: 100%

Land Sqft^{*}: 6,926

Land Acres^{*}: 0.1589

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:

SHRESTHA JYOTI

SHRESTHA ANIL

Primary Owner Address:

2656 BRITANY CIR
BEDFORD, TX 76022

Deed Date: 9/7/2022

Deed Volume:

Deed Page:

Instrument: [D222222006](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BURKS GARY	2/7/2003	00163980000213	0016398	0000213
MAPLE CREEK HOMES INC	3/1/2002	00155250000068	0015525	0000068
BRITANY CHASE LTD	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	\$341,085	\$75,000	\$416,085	\$416,085
2024	\$341,085	\$75,000	\$416,085	\$416,085
2023	\$375,000	\$25,000	\$400,000	\$400,000
2022	\$328,104	\$25,000	\$353,104	\$249,874
2021	\$202,158	\$25,000	\$227,158	\$227,158
2020	\$202,158	\$25,000	\$227,158	\$227,158

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.