



**Address:** [10509 BEAR CREEK TR](#)  
**City:** FORT WORTH  
**Georeference:** 1909D-2-13  
**Subdivision:** BEAR CREEK VISTA  
**Neighborhood Code:** 3K3001

**Latitude:** 32.9281484479  
**Longitude:** -97.2789705637  
**TAD Map:** 2066-456  
**MAPSCO:** TAR-022Q



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BEAR CREEK VISTA Block 2 Lot  
13 50% UNDIVIDED INTEREST

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**Site Number:** 40050351  
**Site Name:** BEAR CREEK VISTA Block 2 Lot 13 50% UNDIVIDED INTEREST  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 2  
**Approximate Size** <sup>+++</sup>: 1,612

**State Code:** A  
**Percent Complete:** 100%

**Year Built:** 2004  
**Land Sqft** <sup>\*</sup>: 7,500

**Personal Property Account:** N/A  
**Land Acres** <sup>\*</sup>: 0.1721

**Agent:** None  
**Pool:** N

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

+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
ROCHA RAQUEL  
**Primary Owner Address:**  
10509 BEAR CREEK TRL  
KELLER, TX 76244

**Deed Date:** 1/1/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221315521](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROCHA MARIA I;ROCHA RAQUEL	10/27/2021	<a href="#">D221315521</a>		
ROCHA RAQUEL	4/29/2016	<a href="#">D216092002</a>		
HENRICKSON JEREMY	3/16/2007	<a href="#">D207108675</a>	0000000	0000000
MCKNIGHT XOCHTLE	10/20/2004	<a href="#">D204336190</a>	0000000	0000000
BUESCHER INTEREST LP	4/19/2004	<a href="#">D204129858</a>	0000000	0000000
HISTORY MAKER HOMES LLC	9/27/2002	00160180000063	0016018	0000063
METROPLEX INVESTMENT GROUP LP	1/1/2002	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 <sup>+</sup>
2025	\$103,585	\$32,500	\$136,085	\$136,085
2024	\$103,585	\$32,500	\$136,085	\$136,085
2023	\$127,276	\$32,500	\$159,776	\$128,128
2022	\$93,980	\$22,500	\$116,480	\$116,480
2021	\$145,418	\$45,000	\$190,418	\$190,418
2020	\$146,102	\$45,000	\$191,102	\$191,102

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.