



Address: [649 BENT OAK DR](#)
City: FORT WORTH
Georeference: 14566C-4-1
Subdivision: FOSSIL PARK ESTATES
Neighborhood Code: 2N100A

Latitude: 32.9092784535
Longitude: -97.3733024861
TAD Map: 2036-452
MAPSCO: TAR-019Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOSSIL PARK ESTATES Block 4
Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 40065286

Site Name: FOSSIL PARK ESTATES-4-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,885

Percent Complete: 100%

Land Sqft^{*}: 7,000

Land Acres^{*}: 0.1606

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:

FKH SFR PROPCO K LP

Primary Owner Address:

1850 PARKWAY PL STE 900
MARIETTA, GA 30067

Deed Date: 6/23/2022

Deed Volume:

Deed Page:

Instrument: [D222166215](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARTINEZ ANGEL JR	6/14/2013	D213212524	0000000	0000000
MHI PARTNERSHIP LTD	6/29/2011	D211157376	0000000	0000000
FHP PARTNERS LP	3/29/2005	D205098586	0000000	0000000
WEST COMM INVESTMENTS LP	12/21/2004	D204398994	0000000	0000000
FHP PARTNERS LP	3/30/2004	D204097023	0000000	0000000
WEST COMM INVESTMENTS LP	1/1/2002	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 ⁺
2025	\$215,948	\$65,000	\$280,948	\$280,948
2024	\$244,043	\$65,000	\$309,043	\$309,043
2023	\$310,874	\$45,000	\$355,874	\$355,874
2022	\$243,144	\$45,000	\$288,144	\$257,285
2021	\$188,895	\$45,000	\$233,895	\$233,895
2020	\$189,748	\$45,000	\$234,748	\$234,748

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.