



Address: [541 BENT OAK DR](#)
City: FORT WORTH
Georeference: 14566C-4-16
Subdivision: FOSSIL PARK ESTATES
Neighborhood Code: 2N100A

Latitude: 32.9092618569
Longitude: -97.370348008
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 16

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: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$323,165

Protest Deadline Date: 5/24/2024

Site Number: 40065448

Site Name: FOSSIL PARK ESTATES-4-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,018

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

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:

RUVALCABA OSCAR

Primary Owner Address:

541 BENT OAK DR
FORT WORTH, TX 76131-4229

Deed Date: 3/22/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211067642](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UPCHURCH JOHN;UPCHURCH TONJA	3/31/2005	D205094906	0000000	0000000
CHOICE HOMES INC	6/23/2004	D204245163	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	\$258,165	\$65,000	\$323,165	\$323,165
2024	\$258,165	\$65,000	\$323,165	\$305,317
2023	\$305,228	\$45,000	\$350,228	\$277,561
2022	\$238,139	\$45,000	\$283,139	\$252,328
2021	\$184,389	\$45,000	\$229,389	\$229,389
2020	\$185,257	\$45,000	\$230,257	\$230,257

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.