



Address: [1804 KINGSBROOK TR](#)
City: FORT WORTH
Georeference: 22715B-1-2
Subdivision: KINGSBROOK ESTATES
Neighborhood Code: 1B030I

Latitude: 32.7531782865
Longitude: -97.1773704264
TAD Map: 2096-392
MAPSCO: TAR-081B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: KINGSBROOK ESTATES Block
1 Lot 2

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40141241

Site Name: KINGSBROOK ESTATES-1-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,636

Percent Complete: 100%

Land Sqft^{*}: 5,960

Land Acres^{*}: 0.1368

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:

THEERTHAM ARUN KIRAN

Primary Owner Address:

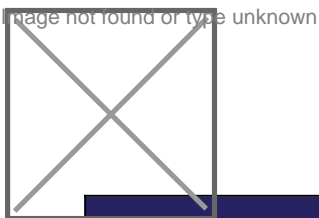
1804 KINGSBROOK TRL
FORT WORTH, TX 76120

Deed Date: 8/27/2021

Deed Volume:

Deed Page:

Instrument: [D221250254](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PREVOST INV PROPERTIES LLC	8/15/2017	D217188327		
POULOS CHELSEA L;POULOS KELLY H	8/2/2017	D217188326		
POULOS CHELSA L;POULOS KELLY H	10/4/2011	D216054970		
RAY JAMES E	3/4/2005	D205068629	0000000	0000000
CHOICE HOMES INC	12/22/2004	D204399906	0000000	0000000
DUVESTOCO INC	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	\$245,201	\$55,000	\$300,201	\$300,201
2024	\$245,201	\$55,000	\$300,201	\$300,201
2023	\$237,688	\$55,000	\$292,688	\$283,931
2022	\$223,119	\$35,000	\$258,119	\$258,119
2021	\$180,119	\$35,000	\$215,119	\$215,119
2020	\$171,234	\$35,000	\$206,234	\$206,234

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.