



Address: [10312 DEVIN LN](#)
City: FORT WORTH
Georeference: 23312-1-8
Subdivision: LAKEVIEW NORTH ADDITION
Neighborhood Code: 3T010H

Latitude: 32.8110440605
Longitude: -97.1467130861
TAD Map: 2108-416
MAPSCO: TAR-054W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKEVIEW NORTH ADDITION
Block 1 Lot 8

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$406,141

Protest Deadline Date: 5/24/2024

Site Number: 40241947

Site Name: LAKEVIEW NORTH ADDITION-1-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,394

Percent Complete: 100%

Land Sqft^{*}: 7,200

Land Acres^{*}: 0.1652

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:

BRANDHORST NEAL

Primary Owner Address:

10312 DEVIN LN
HURST, TX 76053

Deed Date: 7/23/2018

Deed Volume:

Deed Page:

Instrument: [D218163244](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR HOMES PHOENIX 2 LLC	6/7/2018	D218127966		
POWER BRADLEY W;POWER BRITTNEY N	9/19/2014	D214206261		
LOPEZ CARLOS;LOPEZ WANDA	2/24/2005	D205060734	0000000	0000000
BEAZER HOMES TEXAS LP	1/1/2003	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	\$326,141	\$80,000	\$406,141	\$396,824
2024	\$326,141	\$80,000	\$406,141	\$360,749
2023	\$351,000	\$50,000	\$401,000	\$327,954
2022	\$279,307	\$50,000	\$329,307	\$298,140
2021	\$221,036	\$50,000	\$271,036	\$271,036
2020	\$222,075	\$50,000	\$272,075	\$272,075

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.