



Address: [3216 LADERA DR](#)
City: BEDFORD
Georeference: 31841-C-5
Subdivision: PASQUINELLI'S BANDERA ADDITION
Neighborhood Code: 3X100I

Latitude: 32.8565566891
Longitude: -97.1053433507
TAD Map: 2120-432
MAPSCO: TAR-041W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PASQUINELLI'S BANDERA
ADDITION Block C Lot 5

Jurisdictions:

CITY OF BEDFORD (002)
TARRANT COUNTY (220)
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

Protest Deadline Date: 5/24/2024

Site Number: 40276198

Site Name: PASQUINELLI'S BANDERA ADDITION-C-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,540

Percent Complete: 100%

Land Sqft^{*}: 4,792

Land Acres^{*}: 0.1100

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:

YI SANG

Primary Owner Address:

3216 LADERA DR
BEDFORD, TX 76021

Deed Date: 7/31/2018

Deed Volume:

Deed Page:

Instrument: [D218172779](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ESKANDER ELEIA;ESKANDER SANAA	11/29/2004	D204375016	0000000	0000000
PASQUINELLI PORTRAIT HOMES LP	1/1/2003	0000000000000000	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	\$228,001	\$80,000	\$308,001	\$308,001
2024	\$248,001	\$80,000	\$328,001	\$328,001
2023	\$256,068	\$50,000	\$306,068	\$306,068
2022	\$238,518	\$50,000	\$288,518	\$288,518
2021	\$227,350	\$50,000	\$277,350	\$277,350
2020	\$205,358	\$50,000	\$255,358	\$255,358

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.