



Address: [4013 WESTMONT CT](#)
City: BEDFORD
Georeference: 13528-A-30
Subdivision: FAIRMONT VILLAS ADDITION
Neighborhood Code: 3X030P

Latitude: 32.8658653242
Longitude: -97.116468649
TAD Map: 2114-436
MAPSCO: TAR-040V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FAIRMONT VILLAS ADDITION
Block A Lot 30

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: 2012
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40416380
Site Name: FAIRMONT VILLAS ADDITION-A-30
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,747
Percent Complete: 100%
Land Sqft^{*}: 4,620
Land Acres^{*}: 0.1060
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:
HARRISON PATRICIA
Primary Owner Address:
4013 WESTMONT CT
BEDFORD, TX 76021

Deed Date: 11/6/2015
Deed Volume:
Deed Page:
Instrument: [D215255964](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TATUM ALVIN DERWO JR	3/8/2013	D213060264	0000000	0000000
AMERICAN LIFE HOMES LLC	3/23/2012	D212077012	0000000	0000000
FAIRMONT VILLAS LTD	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	\$461,949	\$90,000	\$551,949	\$551,949
2024	\$461,949	\$90,000	\$551,949	\$551,949
2023	\$464,073	\$75,000	\$539,073	\$539,073
2022	\$424,197	\$75,000	\$499,197	\$499,197
2021	\$405,950	\$75,000	\$480,950	\$480,950
2020	\$368,356	\$75,000	\$443,356	\$443,356

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.