



**Address:** [4017 WESTMONT CT](#)  
**City:** BEDFORD  
**Georeference:** 13528-A-31  
**Subdivision:** FAIRMONT VILLAS ADDITION  
**Neighborhood Code:** 3X030P

**Latitude:** 32.8659790705  
**Longitude:** -97.116468151  
**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 31

**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:** 2013  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$470,034  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 40416399  
**Site Name:** FAIRMONT VILLAS ADDITION-A-31  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,909  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 4,620  
**Land Acres<sup>\*</sup>:** 0.1060  
**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
SMITH MARY CLAIRE  
**Primary Owner Address:**  
4017 WESTMONT DR  
BEDFORD, TX 76021

**Deed Date:** 12/18/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224232573](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
K & S CHATHAM CHILDRENS'S TRUST #1	4/17/2019	<a href="#">D219080010</a>		
MEEKS CHARLES R;MEEKS SARAH	5/9/2013	<a href="#">D213122129</a>	0000000	0000000
AMERICAN LIFE HOMES LLC	1/9/2013	<a href="#">D213009454</a>	0000000	0000000
JOHNSON DIVERSIFIED ENTERPRISE	8/22/2012	<a href="#">D212210075</a>	0000000	0000000
FAIRMONT VILLAS LTD	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 <sup>+</sup>
2025	\$380,034	\$90,000	\$470,034	\$470,034
2024	\$380,034	\$90,000	\$470,034	\$470,034
2023	\$381,773	\$75,000	\$456,773	\$456,773
2022	\$346,701	\$75,000	\$421,701	\$421,701
2021	\$301,641	\$75,000	\$376,641	\$376,641
2020	\$301,641	\$75,000	\$376,641	\$376,641

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

There are no exemptions for this property

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.