



Address: [8300 TEJA TR](#)
City: BENBROOK
Georeference: 23037-16-10
Subdivision: LA BANDERA AT TEAM RANCH
Neighborhood Code: 4W003E

Latitude: 32.6909776247
Longitude: -97.4582907516
TAD Map: 2012-372
MAPSCO: TAR-087G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LA BANDERA AT TEAM RANCH
Block 16 Lot 10

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
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

Notice Sent Date: 4/15/2025

Notice Value: \$335,613

Protest Deadline Date: 5/24/2024

Site Number: 40799557

Site Name: LA BANDERA AT TEAM RANCH-16-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,738

Percent Complete: 100%

Land Sqft^{*}: 11,021

Land Acres^{*}: 0.2530

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:

SUCHER MATT

Primary Owner Address:

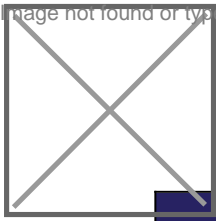
8300 TEJA TR
BENBROOK, TX 76126-1839

Deed Date: 10/25/2005

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D205332574](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLARITY HOMES LTD	5/17/2005	D205149613	0000000	0000000
TEAM RANCH PARTNERSHIP	1/1/2005	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	\$275,613	\$60,000	\$335,613	\$335,613
2024	\$275,613	\$60,000	\$335,613	\$322,187
2023	\$277,878	\$60,000	\$337,878	\$292,897
2022	\$238,848	\$60,000	\$298,848	\$266,270
2021	\$182,064	\$60,000	\$242,064	\$242,064
2020	\$182,916	\$60,000	\$242,916	\$242,916

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.