



**Address:** [5552 PLATA LN](#)  
**City:** BENBROOK  
**Georeference:** 23037-20-14  
**Subdivision:** LA BANDERA AT TEAM RANCH  
**Neighborhood Code:** 4W003E

**Latitude:** 32.6907730876  
**Longitude:** -97.4636881131  
**TAD Map:** 2006-372  
**MAPSCO:** TAR-087F



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 20 Lot 14

**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:** 2006

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$397,367

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40800393

**Site Name:** LA BANDERA AT TEAM RANCH-20-14

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,465

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 13,248

**Land Acres<sup>\*</sup>:** 0.3041

**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:**

CANNON MEAGAN  
CANNON JACOB

**Primary Owner Address:**

5552 PLATA LN  
FORT WORTH, TX 76126

**Deed Date:** 2/22/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219035248](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLOUD BRIAN E;CLOUD CAROL D	10/6/2015	<a href="#">D215229071</a>		
TATMAN AMY	12/5/2006	<a href="#">D206385022</a>	0000000	0000000
MEARSTONE PROPERTIES LP	12/13/2005	<a href="#">D205385639</a>	0000000	0000000
TEAM RANCH PARTNERSHIP	1/1/2005	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	\$337,367	\$60,000	\$397,367	\$397,367
2024	\$337,367	\$60,000	\$397,367	\$375,829
2023	\$340,136	\$60,000	\$400,136	\$341,663
2022	\$292,158	\$60,000	\$352,158	\$310,603
2021	\$222,366	\$60,000	\$282,366	\$282,366
2020	\$223,403	\$60,000	\$283,403	\$283,403

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.