



**Address:** [1022 BELL OAK DR](#)  
**City:** KENNEDALE  
**Georeference:** 30768-5-31  
**Subdivision:** OAKHILL PARK ADDITION  
**Neighborhood Code:** 1L100L

**Latitude:** 32.6592460032  
**Longitude:** -97.2192320351  
**TAD Map:** 2084-360  
**MAPSCO:** TAR-094W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** OAKHILL PARK ADDITION  
Block 5 Lot 31

**Jurisdictions:**

CITY OF KENNEDALE (014)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KENNEDEALE ISD (914)

**State Code:** A

**Year Built:** 2008

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40992101

**Site Name:** OAKHILL PARK ADDITION-5-31

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,080

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,751

**Land Acres<sup>\*</sup>:** 0.2008

**Pool:** Y

<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:**

GUZMAN JOSE LUIS  
GUZMAN JOSEPH MARY

**Primary Owner Address:**

1022 BELL OAK DR  
KENNEDEALE, TX 76060

**Deed Date:** 10/24/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222256663](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY TRUST I	7/15/2022	<a href="#">D222180955</a>		
NEELY ALLY THEE;NEELY ANTHONY JOSEPH	8/2/2017	<a href="#">D217181917</a>		
THALIN LENNART;THALIN MADELEINE	4/5/2013	<a href="#">D213089254</a>	0000000	0000000
OWENS BRIAN	12/9/2008	<a href="#">D208459472</a>	0000000	0000000
KING CUSTOM HOMES LLC	1/9/2008	<a href="#">D208016027</a>	0000000	0000000
SNIKWAH LP	1/1/2006	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	\$449,662	\$75,000	\$524,662	\$524,662
2024	\$449,662	\$75,000	\$524,662	\$524,662
2023	\$433,898	\$75,000	\$508,898	\$508,898
2022	\$356,516	\$75,000	\$431,516	\$431,516
2021	\$330,242	\$65,000	\$395,242	\$392,401
2020	\$291,728	\$65,000	\$356,728	\$356,728

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.