



Address: [7345 BRIGHTWATER RD](#)
City: FORT WORTH
Georeference: 34499-BR1-12
Subdivision: RIVER HILLS II ADDITION
Neighborhood Code: 4R020F

Latitude: 32.6673603491
Longitude: -97.4272513168
TAD Map: 2018-364
MAPSCO: TAR-088T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVER HILLS II ADDITION Block
BR1 Lot 12

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A
Year Built: 2008
Personal Property Account: N/A
Agent: THE RAY TAX GROUP LLC (01008)
Protest Deadline Date: 5/24/2024

Site Number: 41304160
Site Name: RIVER HILLS II ADDITION-BR1-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,800
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
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:
WILLIAMS MICHAEL
Primary Owner Address:
7345 BRIGHTWATER RD
FORT WORTH, TX 76132

Deed Date: 7/9/2021
Deed Volume:
Deed Page:
Instrument: [D221197499](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|------------|----------------------------|-------------|-----------|
| DAVENPORT PAMELA B | 11/21/2008 | D208448820 | 00000000 | 00000000 |
| ASHTON DALLAS RESIDENTIAL LLC | 1/1/2007 | 0000000000000000 | 00000000 | 00000000 |



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 | \$257,325 | \$105,000 | \$362,325 | \$362,325 |
| 2024 | \$324,550 | \$105,000 | \$429,550 | \$429,550 |
| 2023 | \$418,565 | \$105,000 | \$523,565 | \$480,438 |
| 2022 | \$341,762 | \$95,000 | \$436,762 | \$436,762 |
| 2021 | \$303,445 | \$95,000 | \$398,445 | \$398,445 |
| 2020 | \$304,846 | \$95,000 | \$399,846 | \$399,846 |

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.