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Address: [3255 ROSEMEADE DR # 2311](#)
City: FORT WORTH
Georeference: 34492C-23-2311
Subdivision: RIVER BEND VILLAS CONDOMINIUM
Neighborhood Code: A4R010G

Latitude: 32.7030858307
Longitude: -97.423848708
TAD Map: 2018-376
MAPSCO: TAR-074X



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

PROPERTY DATA

Legal Description: RIVER BEND VILLAS
CONDOMINIUM Block 23 Lot 2311 & .9091% OF
COMMON AREA

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: 2007
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 41372034
Site Name: RIVER BEND VILLAS CONDOMINIUM-23-2311
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,658
Percent Complete: 100%
Land Sqft^{*}: 0
Land Acres^{*}: 0.0000
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:

ALFORD STEPHEN A
ALFORD JAN

Primary Owner Address:
3255 ROSEMEADE DR UNIT 2311
FORT WORTH, TX 76116-0985

Deed Date: 10/29/2007
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D207396021](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIVER BEND VILLAS LP	1/1/2007	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	\$341,202	\$80,000	\$421,202	\$421,202
2024	\$341,202	\$80,000	\$421,202	\$421,202
2023	\$360,660	\$55,000	\$415,660	\$396,562
2022	\$309,736	\$55,000	\$364,736	\$360,511
2021	\$272,737	\$55,000	\$327,737	\$327,737
2020	\$274,002	\$55,000	\$329,002	\$329,002

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.