



Address: [3255 ROSEMEADE DR # 2312](#)
City: FORT WORTH
Georeference: 34492C-23-2312
Subdivision: RIVER BEND VILLAS CONDOMINIUM
Neighborhood Code: A4R010G

Latitude: 32.7032532763
Longitude: -97.423938605
TAD Map: 2018-376
MAPSCO: TAR-074X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVER BEND VILLAS
CONDOMINIUM Block 23 Lot 2312 & .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: 41372042
Site Name: RIVER BEND VILLAS CONDOMINIUM-23-2312
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:
OWEN RONALD
OWEN MARLENE
Primary Owner Address:
3255 ROSEMEADE DR UNIT 2312
FORT WORTH, TX 76116-0985

Deed Date: 4/3/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D208124755](#)

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	\$332,000	\$80,000	\$412,000	\$412,000
2024	\$332,000	\$80,000	\$412,000	\$412,000
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.