



**Address:** [712 GROVE ST](#)  
**City:** FORT WORTH  
**Georeference:** 23719C---09  
**Subdivision:** LE BIJOU CONDOMINIUMS  
**Neighborhood Code:** U4001G

**Latitude:** 32.7542811327  
**Longitude:** -97.3274515582  
**TAD Map:** 2048-392  
**MAPSCO:** TAR-063W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LE BIJOU CONDOMINIUMS Lot  
9 & 6.76% 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)  
CFW PID #1 - DOWNTOWN (601)  
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:** \$744,632

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

**Site Number:** 41372468

**Site Name:** LE BIJOU CONDOMINIUMS-9

**Site Class:** A3 - Residential - Urban Condominium

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,336

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 0

**Land Acres<sup>\*</sup>:** 0.0000

**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:**

HANNAH LIVING TRUST

**Primary Owner Address:**

712 GROVE ST  
FORT WORTH, TX 76102

**Deed Date:** 2/6/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224025436](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANNAH LONNIE;HANNAH LYNLEE K	3/28/2023	<a href="#">D223053085</a>		
JOE-FA LO NATHAN	7/17/2017	<a href="#">D218157234</a>		
WHITE ADOLPHUS BERNARD EST	9/25/2008	<a href="#">D208382717</a>	0000000	0000000
LE BIJOU CONDOMINIUMS LP	1/1/2007	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	\$644,632	\$100,000	\$744,632	\$744,632
2024	\$644,632	\$100,000	\$744,632	\$744,632
2023	\$631,628	\$100,000	\$731,628	\$731,628
2022	\$666,700	\$100,000	\$766,700	\$682,000
2021	\$520,000	\$100,000	\$620,000	\$620,000
2020	\$520,000	\$100,000	\$620,000	\$620,000

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.