



**Address:** [3849 BRANCH WAY](#)  
**City:** BENBROOK  
**Georeference:** 7089A-2-8  
**Subdivision:** CHAPIN COMMONS ADDITION  
**Neighborhood Code:** A4W010C

**Latitude:** 32.7151230413  
**Longitude:** -97.4519060032  
**TAD Map:** 2012-380  
**MAPSCO:** TAR-073U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CHAPIN COMMONS ADDITION  
Block 2 Lot 8

**Jurisdictions:**

CITY OF BENBROOK (003)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2014

**Personal Property Account:** N/A

**Agent:** RESOLUTE PROPERTY TAX SOLUTION (00988) **Pool:** N

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

**Site Number:** 41513827

**Site Name:** CHAPIN COMMONS ADDITION-2-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,614

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 2,965

**Land Acres<sup>\*</sup>:** 0.0680

<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:**

CHAPIN COMMONS LLC

**Primary Owner Address:**

1789 WILD TIMBER CT  
FRANKTOWN, CO 80116

**Deed Date:** 1/1/2010

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** 000000000000000

## 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	\$128,580	\$40,000	\$168,580	\$168,580
2024	\$164,465	\$40,000	\$204,465	\$204,465
2023	\$194,465	\$10,000	\$204,465	\$204,465
2022	\$121,500	\$10,000	\$131,500	\$131,500
2021	\$121,500	\$10,000	\$131,500	\$131,500
2020	\$121,500	\$10,000	\$131,500	\$131,500

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

There are no exemptions for this property

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.