



Address: [3920 BISHOPS FLOWER RD](#)
City: FORT WORTH
Georeference: 11069-7-23
Subdivision: EDWARDS RANCH RIVERHILLS ADD
Neighborhood Code: 4T025B

Latitude: 32.689849333
Longitude: -97.4019514492
TAD Map: 2030-372
MAPSCO: TAR-089E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDWARDS RANCH
RIVERHILLS ADD Block 7 Lot 23

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)

Site Number: 41593685
Site Name: EDWARDS RANCH RIVERHILLS ADD-7-23
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,533
Percent Complete: 100%
Land Sqft^{*}: 7,623
Land Acres^{*}: 0.1750
Pool: Y

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$1,397,609

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

WILLIAMS ROBERT

Primary Owner Address:

3920 BISHOPS FLOWER RD
FORT WORTH, TX 76109

Deed Date: 6/6/2024

Deed Volume:

Deed Page:

Instrument: [D224100110](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STREETT ALEXANDER GRAHAM JR;STREETT RACHEL R	6/22/2018	D218141535		
STREETT A GRAHAM JR;STREETT RACHEL R	2/28/2017	D217046081		
LUIG BRANDI;LUIG JOSHUA	11/21/2012	D212287697	0000000	0000000
CASSCO DEVELOPMENT CO INC	1/1/2012	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 ⁺
2025	\$1,252,772	\$144,837	\$1,397,609	\$1,397,609
2024	\$1,252,772	\$144,837	\$1,397,609	\$1,381,945
2023	\$1,258,504	\$144,837	\$1,403,341	\$1,256,314
2022	\$997,267	\$144,837	\$1,142,104	\$1,142,104
2021	\$861,105	\$144,837	\$1,005,942	\$1,005,942
2020	\$991,131	\$181,046	\$1,172,177	\$1,172,177

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.