



**Address:** [11952 TRANQUIL COVE](#)  
**City:** FORT WORTH  
**Georeference:** 41673-4-22  
**Subdivision:** TEXSTAR COVE ADDN  
**Neighborhood Code:** 3T010J

**Latitude:** 32.8110672937  
**Longitude:** -97.1072564542  
**TAD Map:** 2120-416  
**MAPSCO:** TAR-055W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TEXSTAR COVE ADDN Block 4  
Lot 22

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 2014

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41608550

**Site Name:** TEXSTAR COVE ADDN-4-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,665

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 4,878

**Land Acres<sup>\*</sup>:** 0.1119

**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:**

ABDELMESEEH KARUM  
LABIB NANCY

**Primary Owner Address:**

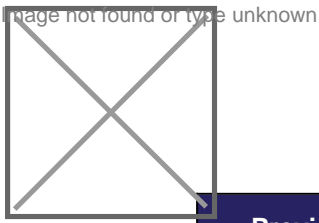
11952 TRANQUIL COVE  
EULESS, TX 76040

**Deed Date:** 9/18/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223168528](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
IBITAYO OLUFEYIKEMI	3/6/2015	<a href="#">D215047966</a>		
HMH LIFESTYLES LP	9/15/2014	<a href="#">D214202641</a>		
TEXAS STAR COVE LP	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 <sup>+</sup>
2025	\$390,000	\$110,000	\$500,000	\$500,000
2024	\$485,000	\$110,000	\$595,000	\$595,000
2023	\$533,513	\$65,000	\$598,513	\$598,513
2022	\$443,204	\$65,000	\$508,204	\$508,204
2021	\$404,217	\$65,000	\$469,217	\$469,217
2020	\$374,755	\$65,000	\$439,755	\$439,755

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.