



Address: [7348 BRADY OAKS DR](#)
City: TARRANT COUNTY
Georeference: 8414-1-1
Subdivision: COTTONWOOD CREEK
Neighborhood Code: 2Y1000

Latitude: 32.8521564813
Longitude: -97.5057007761
TAD Map: 1994-428
MAPSCO: TAR-044B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COTTONWOOD CREEK Block 1
Lot 1 & 2 50% UNDIVIDED INTEREST

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
AZLE ISD (915)

State Code: A
Year Built: 2007
Personal Property Account: N/A
Agent: OOWNWELL INC (12140)
Notice Sent Date: 4/15/2025
Notice Value: \$510,507
Protest Deadline Date: 5/24/2024

Site Number: 40713873
Site Name: COTTONWOOD CREEK-1-1-50
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size⁺⁺⁺: 4,644
Percent Complete: 100%
Land Sqft^{*}: 256,569
Land Acres^{*}: 5.8900
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
LANDERS TERRY
Primary Owner Address:
7348 BRADY OAKS DR
FORT WORTH, TX 76135

Deed Date: 2/14/2019
Deed Volume:
Deed Page:
Instrument: [D223225820](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CUNNINGHAM EDITH EST	2/4/2012	D208438313	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	\$432,582	\$77,925	\$510,507	\$510,507
2024	\$432,582	\$77,925	\$510,507	\$490,165
2023	\$330,546	\$77,925	\$408,471	\$408,471
2022	\$327,022	\$57,925	\$384,947	\$384,947
2021	\$254,000	\$60,000	\$314,000	\$314,000
2020	\$253,999	\$60,000	\$313,999	\$313,999

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.