



Address: [1604 BERCKMANS RD](#)
City: FORT WORTH
Georeference: 10638-A-13
Subdivision: EASTCHASE VILLAGE
Neighborhood Code: 1B030L

Latitude: 32.755638725
Longitude: -97.1744030869
TAD Map: 2096-396
MAPSCO: TAR-067X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EASTCHASE VILLAGE Block A
Lot 13

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)

State Code: A

Year Built: 2017

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$357,484

Protest Deadline Date: 5/24/2024

Site Number: 800015565

Site Name: EASTCHASE VILLAGE A 13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,802

Percent Complete: 100%

Land Sqft^{*}: 5,749

Land Acres^{*}: 0.1320

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

WILLIAMS LAVONCHE

Primary Owner Address:

1604 BERCKMANS RD
FORT WORTH, TX 76120

Deed Date: 11/22/2017

Deed Volume:

Deed Page:

Instrument: [D217271725](#)

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	\$297,484	\$60,000	\$357,484	\$357,484
2024	\$297,484	\$60,000	\$357,484	\$352,699
2023	\$314,484	\$60,000	\$374,484	\$320,635
2022	\$270,863	\$35,000	\$305,863	\$291,486
2021	\$229,987	\$35,000	\$264,987	\$264,987
2020	\$218,663	\$35,000	\$253,663	\$251,004

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.