



**Address:** [2316 SCENIC BLUFF DR](#)  
**City:** FORT WORTH  
**Georeference:** 37540-A-18  
**Subdivision:** SCENIC VILLAGE ADDITION  
**Neighborhood Code:** 3H050P

**Latitude:** 32.777985046  
**Longitude:** -97.3125418966  
**TAD Map:** 2054-404  
**MAPSCO:** TAR-063Q



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** SCENIC VILLAGE ADDITION  
Block A Lot 18

**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:** 2020  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800031910  
**Site Name:** SCENIC VILLAGE ADDITION A 18  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,242  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 3,460  
**Land Acres<sup>\*</sup>:** 0.0794  
**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:**  
BONNETTE ALEX  
**Primary Owner Address:**  
2515 ELMONT DR APT 114  
AUSTIN, TX 78741-1730

**Deed Date:** 9/3/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220230487](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HAVENWOOD HOMES LLC	10/15/2019	<a href="#">D219236481</a>		

**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	\$378,955	\$110,000	\$488,955	\$488,955
2024	\$378,955	\$110,000	\$488,955	\$488,955
2023	\$314,183	\$110,000	\$424,183	\$424,183
2022	\$298,497	\$110,000	\$408,497	\$408,497
2021	\$307,503	\$110,000	\$417,503	\$417,503
2020	\$0	\$77,000	\$77,000	\$77,000

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.