



Address: [9845 MESCALBEAN BLVD](#)
City: FORT WORTH
Georeference: 20731-6-20
Subdivision: HULEN TRACT
Neighborhood Code: 4S0043

Latitude: 32.5994162864
Longitude: -97.4011785931
TAD Map: 2030-336
MAPSCO: TAR-117A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HULEN TRACT Block 6 Lot 20

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2023

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800076051
Site Name: HULEN TRACT Block 6 Lot 20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,846
Percent Complete: 100%
Land Sqft^{*}: 6,578
Land Acres^{*}: 0.1510
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:

BRYANT JULIE
BRYANT COURTNEY

Primary Owner Address:

9845 MESCALBEAN BLVD
FORT WORTH, TX 76036

Deed Date: 11/13/2023
Deed Volume:
Deed Page:
Instrument: [D223203091](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANTARES ACQUISITION LLC	3/13/2023	D223041263		

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	\$291,957	\$60,000	\$351,957	\$351,957
2024	\$291,957	\$60,000	\$351,957	\$351,957
2023	\$0	\$22,938	\$22,938	\$22,938
0	\$0	\$0	\$0	\$0

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.