



Address: [2540 SAKEENA CT](#)
City: BEDFORD
Georeference: 38191-1A-1A
Subdivision: SHARIEFF GARDEN HOMES ADDITION
Neighborhood Code: 3B040G

Latitude: 32.8223654711
Longitude: -97.1267664848
TAD Map: 2114-420
MAPSCO: TAR-054Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHARIEFF GARDEN HOMES
ADDITION Block 1A Lot 1A

Jurisdictions:
CITY OF BEDFORD (002)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (901)

Site Number: 800085941
Site Name: SHARIEFF GARDEN HOMES ADDITION Block 1A Lot 1A
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,390

State Code: A
Year Built: 2023
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$542,894
Protest Deadline Date: 5/24/2024

Percent Complete: 100%
Land Sqft*: 5,885
Land Acres*: 0.1351
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:
LAMICHHANE BINOD
LAMICHHANE AMITA SHARMA

Primary Owner Address:
2540 SAKEENA CT
BEDFORD, TX 76022

Deed Date: 4/24/2024
Deed Volume:
Deed Page:
Instrument: [D224072236](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------|----------|----------------------------|-------------|-----------|
| D R HORTON - TEXAS LTD | 8/2/2023 | D223118900 | | |



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 | \$482,894 | \$60,000 | \$542,894 | \$542,894 |
| 2024 | \$104,574 | \$60,000 | \$164,574 | \$164,574 |
| 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.