



## LOCATION

---

**Address:** [1317 MESQUITE TR](#)  
**City:** BENBROOK  
**Georeference:** 42170-7-1  
**Subdivision:** TIMBER CREEK ADDITION  
**Neighborhood Code:** 4A300G

**Latitude:** 32.6752328551  
**Longitude:** -97.4467359619  
**TAD Map:** 2012-364  
**MAPSCO:** TAR-087R



Google Map or type unknown

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

## PROPERTY DATA

---

**Legal Description:** TIMBER CREEK ADDITION  
Block 7 Lot 1

**Jurisdictions:**

CITY OF BENBROOK (003)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1974

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 03137465

**Site Name:** TIMBER CREEK ADDITION-7-1

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,658

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,000

**Land Acres<sup>\*</sup>:** 0.2066

**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:**

MCDONALD ROGER E

**Primary Owner Address:**

1317 MESQUITE TR  
FORT WORTH, TX 76126-3800

**Deed Date:** 12/31/1900

**Deed Volume:** 0008969

**Deed Page:** 0001235

**Instrument:** 00089690001235

## 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	\$0	\$0	\$0	\$0
2024	\$179,816	\$41,320	\$221,136	\$221,136
2023	\$189,781	\$35,000	\$224,781	\$204,448
2022	\$150,862	\$35,000	\$185,862	\$185,862
2021	\$142,376	\$35,000	\$177,376	\$177,376
2020	\$140,779	\$35,000	\$175,779	\$175,779

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.