



## LOCATION

**Address:** [409 EAGLE DR](#)  
**City:** BEDFORD  
**Georeference:** 33220-7-9-30  
**Subdivision:** QUAIL CREST ESTATES  
**Neighborhood Code:** 3X010G

**Latitude:** 32.8588072932  
**Longitude:** -97.1629109893  
**TAD Map:** 2102-432  
**MAPSCO:** TAR-039Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** QUAIL CREST ESTATES Block  
7 Lot 9 LT 9 & S TRI '10 BK7

**Jurisdictions:**

CITY OF BEDFORD (002)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1980

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 04653998  
**Site Name:** QUAIL CREST ESTATES-7-9-30  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,707  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 12,253  
**Land Acres<sup>\*</sup>:** 0.2812  
**Pool:** Y

+++ Rounded.

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

## OWNER INFORMATION

**Current Owner:**

MANGANO AMANDA M  
MANGANO JOSHUA R

**Primary Owner Address:**

409 EAGLE DR  
BEDFORD, TX 76021

**Deed Date:** 7/7/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217155811](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PAUL MARGARET K	5/2/2017	<a href="#">D217122241</a>		
PAUL DAVID D	12/31/1900	0000000000000000	0000000	0000000

## VALUES

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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	\$370,000	\$100,000	\$470,000	\$453,750
2023	\$375,000	\$75,000	\$450,000	\$412,500
2022	\$300,000	\$75,000	\$375,000	\$375,000
2021	\$310,125	\$75,000	\$385,125	\$374,091
2020	\$265,083	\$75,000	\$340,083	\$340,083

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

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- 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.