



**Address:** [8212 CLIFFORD ST](#)  
**City:** WHITE SETTLEMENT  
**Georeference:** 21120--3A  
**Subdivision:** INGRAM ADDITION  
**Neighborhood Code:** RET-Northwest Tarrant County General

**Latitude:** 32.765851721  
**Longitude:** -97.4611145336  
**TAD Map:** 2012-396  
**MAPSCO:** TAR-059T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** INGRAM ADDITION Lot 3A

**Jurisdictions:**

CITY OF WHITE SETTLEMENT (030)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
WHITE SETTLEMENT ISD (920)

**State Code:** C1C

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$36,665

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80110851

**Site Name:** Vacant Land / 80110851

**Site Class:** LandVacantComm - Vacant Land -Commercial

**Parcels:** 4

**Primary Building Name:**

**Primary Building Type:**

**Gross Building Area**+++ : 0

**Net Leasable Area**+++ : 0

**Percent Complete:** 0%

**Land Sqft**\* : 8,627

**Land Acres**\* : 0.1980

**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:**

ANGEL LUIS MERCADO JR IRREVOCABLE SPENDTHRIFT TRUST

**Primary Owner Address:**

3021 RIDGE RD STE A236  
ROCKWALL, TX 75032

**Deed Date:** 12/4/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223214912](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LANDERS INVESTMENTS LLC	4/13/2022	<a href="#">D222096127</a>		
TRAC DUNG THANH	3/22/2018	<a href="#">D218060925</a>		
HOANG ANDY T NGUYEN;HOANG ANTHONY	10/27/2009	<a href="#">D209296510</a>	0000000	0000000
HOANG ANTHONY ETAL	8/5/2008	<a href="#">D208341036</a>	0000000	0000000
TAD PROPERTIES	4/4/2005	<a href="#">D205098156</a>	0000000	0000000
ACCENT GENERAL CONTRACTORS LLC	3/30/2004	<a href="#">D204100915</a>	0000000	0000000
HIETT PATRICIA ANN	7/8/1998	00133210000317	0013321	0000317
CENTRAL BANK & TRUST TR	7/10/1992	00108110000830	0010811	0000830
VOICH MARY HELEN EST	7/9/1992	00108110000828	0010811	0000828
VOICH MICHAEL R	12/1/1988	00094980000000	0009498	0000000
DI NICOLA ANTHONY	3/1/1985	00081050001002	0008105	0001002
HIETT STANLEY	12/31/1900	00000000000000	0000000	0000000

## 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	\$36,665	\$36,665	\$36,665
2024	\$0	\$36,664	\$36,664	\$36,664
2023	\$0	\$21,568	\$21,568	\$21,568
2022	\$0	\$21,568	\$21,568	\$21,568
2021	\$0	\$21,568	\$21,568	\$21,568
2020	\$0	\$21,568	\$21,568	\$21,568

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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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.