



**Address:** [1208 RIO GRANDE DR](#)  
**City:** BENBROOK  
**Georeference:** 43775-9-21  
**Subdivision:** TRINITY ESTATES ADDITION  
**Neighborhood Code:** 4A300C

**Latitude:** 32.6653998851  
**Longitude:** -97.4491527678  
**TAD Map:** 2012-360  
**MAPSCO:** TAR-087V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRINITY ESTATES ADDITION  
Block 9 Lot 21

**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:** 1989

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$338,015

**Protest Deadline Date:** 5/24/2024

**Site Number:** 05799929

**Site Name:** TRINITY ESTATES ADDITION-9-21

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,970

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,045

**Land Acres<sup>\*</sup>:** 0.1846

**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:**

BROWNING NANCY L

**Primary Owner Address:**

1208 RIO GRANDE DR  
BENBROOK, TX 76126

**Deed Date:** 3/29/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221090661](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROWNING NANCY F	4/30/2007	000000000000000	0000000	0000000
BROWNING NANCY L;BROWNING OLIN EST	11/21/1995	00121810001049	0012181	0001049
HUGHES CAROL;HUGHES THOMAS	5/18/1990	00099410002390	0009941	0002390
WILLIAM W HORN & ASSOC INC	4/22/1986	00085240000928	0008524	0000928
CALTEX LAND & DEV CO INC	3/26/1986	00084970000958	0008497	0000958
C & O INV INC	1/1/1985	000000000000000	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	\$281,015	\$57,000	\$338,015	\$338,015
2024	\$281,015	\$57,000	\$338,015	\$319,875
2023	\$282,338	\$57,000	\$339,338	\$290,795
2022	\$232,385	\$57,000	\$289,385	\$264,359
2021	\$183,326	\$57,000	\$240,326	\$240,326
2020	\$173,729	\$57,000	\$230,729	\$230,729

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.