



**Address:** [428 S LAS VEGAS TR](#)  
**City:** WHITE SETTLEMENT  
**Georeference:** 405-A-10  
**Subdivision:** ALLENCREST ADDITION  
**Neighborhood Code:** 2W100V

**Latitude:** 32.755435935  
**Longitude:** -97.469190163  
**TAD Map:** 2006-396  
**MAPSCO:** TAR-059W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ALLENCREST ADDITION Block  
A Lot 10

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2001

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$273,776

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

**Site Number:** 06257135

**Site Name:** ALLENCREST ADDITION-A-10

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,269

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,860

**Land Acres<sup>\*</sup>:** 0.1804

**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:**

PEDRAZA RODRIGO I CAMPOS  
CERVANTES MELISSA

**Primary Owner Address:**

428 S LAS VEGAS TRL  
WHITE SETTLEMENT, TX 76108

**Deed Date:** 8/10/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220195981](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WARRIOR ACQUISITIONS LLC	5/4/2020	<a href="#">D220103664</a>		
MARTINEZ ALEJANDRA; MARTINEZ JOSH	7/3/2007	<a href="#">D207241819</a>	0000000	0000000
WARRINER CARROLL; WARRINER JAMES	12/17/2001	00153370000288	0015337	0000288
THURMAN LEE; THURMAN TRACY THURMA	9/26/2001	00151750000151	0015175	0000151
MERRITHEW ROBERT B	3/2/1995	00118970001358	0011897	0001358
NGUYEN JOSEPH L	10/30/1992	00108390001643	0010839	0001643
FDIC	11/30/1991	00104620001261	0010462	0001261
FIRST REPUBLICBANK RIVER OAKS	1/1/1988	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	\$242,041	\$31,735	\$273,776	\$273,776
2024	\$242,041	\$31,735	\$273,776	\$249,979
2023	\$195,519	\$31,735	\$227,254	\$227,254
2022	\$196,460	\$20,188	\$216,648	\$214,051
2021	\$174,404	\$20,188	\$194,592	\$194,592
2020	\$162,237	\$20,188	\$182,425	\$140,275

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.