



**Address:** [7824 PARK TRAILS DR](#)  
**City:** FORT WORTH  
**Georeference:** 31624H-1-12  
**Subdivision:** PARK PLACE ADDITION-FORT WORTH  
**Neighborhood Code:** 3K200G

**Latitude:** 32.8805125406  
**Longitude:** -97.2799166678  
**TAD Map:** 2066-440  
**MAPSCO:** TAR-036P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARK PLACE ADDITION-FORT WORTH Block 1 Lot 12

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #6 - RESIDENTIAL (605)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 1995

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 06765939

**Site Name:** PARK PLACE ADDITION-FORT WORTH-1-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,954

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,203

**Land Acres<sup>\*</sup>:** 0.1653

**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:**

BULIGA LIVIU  
BULIGA KAREN

**Primary Owner Address:**

401 PUEBLO BONITO TRL  
HASLET, TX 76052

**Deed Date:** 7/29/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219168358](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KHATTER KARAN C	10/14/2016	<a href="#">D216243316</a>		
OD TEXAS F LLC	6/30/2016	<a href="#">D216149357</a>		
GATTIS KRISTIN S;GATTIS WILLIAM T	10/20/1995	00121490000984	0012149	0000984
U S HOME	1/1/1994	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	\$245,154	\$65,000	\$310,154	\$310,154
2024	\$245,154	\$65,000	\$310,154	\$310,154
2023	\$255,416	\$65,000	\$320,416	\$320,416
2022	\$231,763	\$50,000	\$281,763	\$281,763
2021	\$192,307	\$50,000	\$242,307	\$242,307
2020	\$172,851	\$50,000	\$222,851	\$222,851

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

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.