



Address: [7783 PARK DOWNS DR](#)
City: FORT WORTH
Georeference: 31624H-11-12
Subdivision: PARK PLACE ADDITION-FORT WORTH
Neighborhood Code: 3K200G

Latitude: 32.8791048531
Longitude: -97.2866189401
TAD Map: 2060-440
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 11 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: 1998

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$346,000

Protest Deadline Date: 5/24/2024

Site Number: 07006012
Site Name: PARK PLACE ADDITION-FORT WORTH-11-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,191
Percent Complete: 100%
Land Sqft^{*}: 6,105
Land Acres^{*}: 0.1401
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:

EVANS JAMES DAKOTA
TRINCHERA HAILEY MAE

Primary Owner Address:

7783 PARK DOWNS DR
FORT WORTH, TX 76137

Deed Date: 12/16/2024

Deed Volume:

Deed Page:

Instrument: [D224225235](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOSEWSKI CAROLYN R;MCNAIR DANIEL M	10/12/2017	D217239652		
GUTIERREZ ADELA MURILLO;PLASCENCIA MARTIN	4/24/2015	D215086743		
PARCEL ESTATE OF MAX E	9/22/2014	2014-PR02612-1		
PARCEL MAX E	4/27/2006	D206134378	0000000	0000000
ALVARADO MELINDA;ALVARADO RUBEN C	12/15/1999	00141510000346	0014151	0000346
ANDERSON ANDREW W;ANDERSON ANGELA	6/12/1998	00132710000107	0013271	0000107
PULTE HOME CORP OF TEXAS	4/14/1997	00127720000549	0012772	0000549
PULTE HOME CORP OF TEXAS	1/1/1997	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 ⁺
2025	\$281,000	\$65,000	\$346,000	\$346,000
2024	\$281,000	\$65,000	\$346,000	\$346,000
2023	\$288,000	\$65,000	\$353,000	\$353,000
2022	\$261,083	\$50,000	\$311,083	\$311,083
2021	\$218,999	\$50,000	\$268,999	\$268,999
2020	\$198,241	\$50,000	\$248,241	\$248,241

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.