



**Address:** [10909 LOS RIOS DR](#)  
**City:** FORT WORTH  
**Georeference:** 23067-C-8  
**Subdivision:** LAGO VISTA AT BONDS RANCH ADDN  
**Neighborhood Code:** 2N400N

**Latitude:** 32.9216832393  
**Longitude:** -97.4539282359  
**TAD Map:** 2012-456  
**MAPSCO:** TAR-017U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LAGO VISTA AT BONDS  
RANCH ADDN Block C Lot 8

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2010

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$710,000

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

**Site Number:** 07757999

**Site Name:** LAGO VISTA AT BONDS RANCH ADDN-C-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,527

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 55,730

**Land Acres<sup>\*</sup>:** 1.2793

**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:**

MARQUEZ PAUL D  
MARQUEZ LADONNA

**Primary Owner Address:**

10909 LOS RIOS DR  
FORT WORTH, TX 76179

**Deed Date:** 12/18/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215282853](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UDD CHRISSY;UDD KEVIN	2/16/2011	<a href="#">D211039271</a>	0000000	0000000
CRESCENT EST CUSTOM HOMES LP	6/17/2010	<a href="#">D210149437</a>	0000000	0000000
165 HOWE LP	3/11/2008	<a href="#">D208113400</a>	0000000	0000000
BONDS RANCH INVESTORS LTD	4/18/2001	00152200000307	0015220	0000307
HICKS ROAD INVESTORS LTD	1/1/2001	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	\$583,500	\$126,500	\$710,000	\$670,988
2024	\$583,500	\$126,500	\$710,000	\$609,989
2023	\$556,500	\$93,500	\$650,000	\$554,535
2022	\$491,261	\$93,500	\$584,761	\$504,123
2021	\$364,794	\$93,500	\$458,294	\$458,294
2020	\$365,500	\$93,500	\$459,000	\$459,000

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.