



Address: [10709 LOS RIOS DR](#)
City: FORT WORTH
Georeference: 23067-C-15
Subdivision: LAGO VISTA AT BONDS RANCH ADDN
Neighborhood Code: 2N400N

Latitude: 32.9187745321
Longitude: -97.4545667243
TAD Map: 2012-452
MAPSCO: TAR-017U



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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 15

Jurisdictions:

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

Site Number: 07758065

Site Name: LAGO VISTA AT BONDS RANCH ADDN Block C Lot 15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,579

State Code: A

Percent Complete: 100%

Year Built: 2003

Land Sqft^{*}: 43,650

Personal Property Account: N/A

Land Acres^{*}: 1.0020

Agent: None

Pool: Y

Notice Sent Date: 4/15/2025

Notice Value: \$584,794

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

SHELLEY CLINTON RUSSELL
SHELLEY AMY B

Primary Owner Address:

10709 LOS RIOS DR
FORT WORTH, TX 76179

Deed Date: 6/7/2024

Deed Volume:

Deed Page:

Instrument: [D224101931](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORMINO CARY NEIL	1/1/2023	D222267212		
MORMINO CARY NEIL;RICE KATIE LYNN	11/2/2022	D222267212		
MORMINO CARY NEIL	10/31/2022	D222261933		
SHUTE DENNIS D;SHUTE SHERRILYN C	8/3/2017	D217179837		
RADICKE RAINE J;RADICKE WAYNE C	8/22/2012	D212207444	0000000	0000000
CARTUS FINANCIAL CORPORATION	6/22/2012	D212207443	0000000	0000000
GINGERICH JACLYN;GINGERICH KIRK	10/27/2005	D205323800	0000000	0000000
SCOTT COMMUNITIES BLDRS LP	7/2/2002	00157920000324	0015792	0000324
SCOTT COMMUNITIES DEVEL	7/1/2002	00157920000302	0015792	0000302
HICKS ROAD INVESTORS LTD	1/1/2001	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	\$464,044	\$120,750	\$584,794	\$584,794
2024	\$464,044	\$120,750	\$584,794	\$584,794
2023	\$228,780	\$44,625	\$273,405	\$273,405
2022	\$316,730	\$89,250	\$405,980	\$395,714
2021	\$270,490	\$89,250	\$359,740	\$359,740
2020	\$291,839	\$89,250	\$381,089	\$381,089

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)

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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.